

**FRANKLIN TOWNSHIP
COMPREHENSIVE PLAN**

FRANKLIN TOWNSHIP COMPREHENSIVE PLANNING COMMITTEE
Licking County, Ohio
February 1999

Dear Citizen:

Two years ago the township trustees formed a committee to evaluate the needs, desires, and opinions of the township residents and landowners toward past, current, and future land use and development.

This committee conducted a series of more than twenty public meetings, gathering information from the people of Franklin Township and from a wide assortment of county and state experts and officials. Professional presentations were made at these meetings, workshops were held, and a survey questionnaire was mailed to all households containing a registered voter. Subsequent meetings focused on incorporating all of this information into a comprehensive document that will be the new infrastructure for future land use planning and development. The last meeting in November 1998 was used for presenting our findings and results for final commentary.

This book is the result of these committee efforts, and is presented to the township trustees in public meeting in February 1999. The Franklin Township Comprehensive Planning Committee recommends to the township trustees that they should adopt the contents of this document as the new, official "Franklin Township Comprehensive Plan".

On behalf of the committee members I wish to thank the community for its support and interest, to thank the township trustees for their support and trust, and to thank the Licking County Planning officials for their resources, advice, and patience. We appreciate the opportunity to be of service to our community.

Respectfully Submitted,

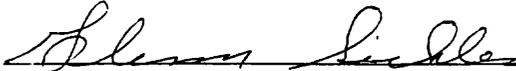


Tom Mason
Chairperson, Comprehensive Planning Committee
Franklin Township

Resolution for Adoption

The Franklin Township Trustees formed the Franklin Township Planning Committee in March of 1997 to make recommendations concerning short, intermediate, and long range planning for the township. The Franklin Township 1999 Comprehensive Plan was developed by the Franklin Township Planning Committee and the Licking County Planning Commission. The comprehensive plan constitutes a logical development plan for the township, and is consistent with public opinion gathered at the 1997 Community Survey, the 1997 Nominal Group Technique, and public meetings and hearings.

The Franklin Township Trustees adopted the Franklin Township 1999 Comprehensive Plan as a general policy to guide decisions concerning future land use and development of Franklin Township. The Franklin Township 1999 Comprehensive Plan is adopted as Resolution 031599.


Glenn Sickles, Chair Date

 3/24/99
Dave Lang Date

 3/24/99
William Kagle Date

Franklin Township Trustees
Licking County, Ohio

March 1999

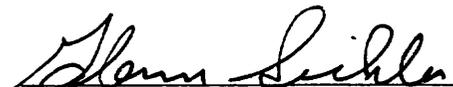
To the residents of Franklin Township:

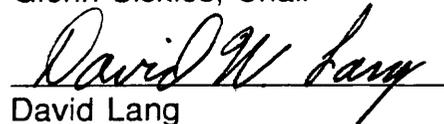
In early 1997 the Franklin Township Trustees began discussing forming a committee to develop a comprehensive Plan for the Township. Some of our thoughts were our concerns of how rapidly the township has been growing, and the stronger influence we are seeing from Columbus. We want to avoid having business where they shouldn't be and housing developments where they shouldn't be. These are things that we feel can make for a less desirable quality of life. We also wanted to give our Zoning Board some guide lines for updating and maintain the Zoning Resolution. It is a fact that without a Comprehensive plan the Township has no defense when a city such as Heath wants to annex a portion of the Township.

In addition to the above we feel that it is a good idea to set forth a plan of how we, the Trustees and the citizens of the township want our Township to grow.

The Comprehensive Plan constitutes a logical development plan for the Township. It has incorporated into it the public opinion gathered in the 1997 Township survey. In addition to the survey, input from the 10 member Comprehensive Plan Committee, the Nominal Group Technique and the public meetings and hearings were all used as input to develop the Comprehensive Plan.

The Trustees want to thank the members of the Comprehensive Plan Committee for their time and their willingness to serve the Township. We also thank the Licking County Planning Commission for their participation and guidance throughout this entire process.

 3-24-99
Glenn Sickles, Chair Date

 3/24/99
David Lang Date

 3/24/99
William Kagle Date

The following individuals assisted in
the preparation of the Franklin Township 1999 Comprehensive Plan.
Their efforts are greatly appreciated.

MEMBERS

1999 Franklin Township Planning Committee

Volunteer Citizens at Large

Staci Orsborn

Barb Sines

Gary Steinen

Committee Appointees

Clyde Kyle, *Zoning Inspector, Planning Committee Vice-Chair*

Corbin Smith, *Zoning Commission*

Pat Tavener Walrath, *Zoning Commission*

Shirley Layman, *Zoning Board of Appeals*

Tom Mason, *Zoning Board of Appeals, Planning Committee Chair*

Judy Rayburn, *Zoning Board of Appeals*

Township Trustees

Bill Kagle

Dave Lang

Glen Sickles, *Chair*

Licking County Planning Commission

Jerry Brems, *Director*

Lee Brown, *Planner*

Cheryl D'Alessio, *Planner*

Thomas Frederick, *Assistant Director*

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CHAPTER I: INTRODUCTION

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Background

In March 1997, the Franklin Township Trustees created the Franklin Township Comprehensive Planning Committee to coordinate efforts to establish a comprehensive plan for the township. Driving this process was the desire to assure that the future growth and development of Franklin Township would be proactively managed at the direction of its citizens by seeking input from as many of the citizens of the township as possible. Because issues have and continue to be raised about the township zoning, the subdivision of land, and the increasing conversion of farmland to residences, it was felt that it would be best to create a comprehensive plan as the basis for any future zoning changes. The Planning Committee was formed with representatives from the Franklin Township Trustees, Zoning Commission, Board of Zoning Appeals, and volunteer residents of the township. The following Comprehensive Plan for Franklin Township represents the culmination of these efforts.

The Planning Area

Franklin Township is a 15,593 acre Township with a population of 1,503 located in the southeast section of Licking County. The only incorporated municipality that borders the township is the City of Heath, which has a population of 7,633. The City of Columbus with a population of 693,270 lies approximately 40 miles to the west of Franklin Township, and is easily accessed via Interstate 70. See Figure 1.1.

The Plan

A comprehensive plan serves several purposes for a community. It gathers all relevant information about the physical, social, and economic features of a community. Then the plan develops a consensus about the manner in which the community should develop and redevelop. A comprehensive plan provides a long-range vision of the future for a community. It does this by gathering the community's unique perspectives and values into goals and then creating a road map of policies and initiatives to be put in place to achieve these goals. Finally, a comprehensive master plan provides a solid legal foundation upon which to base zoning regulations and community decisions that will be upheld if challenged in court.

Local planning and land use regulations gain their authority from the enabling legislation granted to counties, municipalities, and townships by the state constitution (*Ohio Revised Code*). The State of Ohio grants its counties, municipalities, and townships two broad powers that allow for planning. These are corporate power and police power. Corporate power is the authority to collect money through bonds, fees, assessments, and taxes to fund community services and facilities such as streets, parks, fire protection, and sewage disposal, among many others. Police power is the authority to protect and promote the health, safety, morals, and general welfare of the public. This authority gives rise to regulations such as standards for building a safe bridge, preventing an adult bookstore from locating next to a school, or ensuring that a new subdivision provides access for emergency vehicles and school busses. Comprehensive plan and zoning resolution authority and validity rest primarily on this police power and the democratic voice and wishes of the community.

The legal foundation for local planning and land use regulation dates back to a 1926 United States Supreme Court decision. In the case of *Village of Euclid, Ohio v. Ambler Realty Company*, all aspects of comprehensive zoning were contested. The Court ruled in favor of the Village of Euclid, upholding

its plan. Since this time, courts have continued to give more emphasis to comprehensive/master plans, considering zoning ordinances quasi-judicial and dependent on an adopted comprehensive plan.

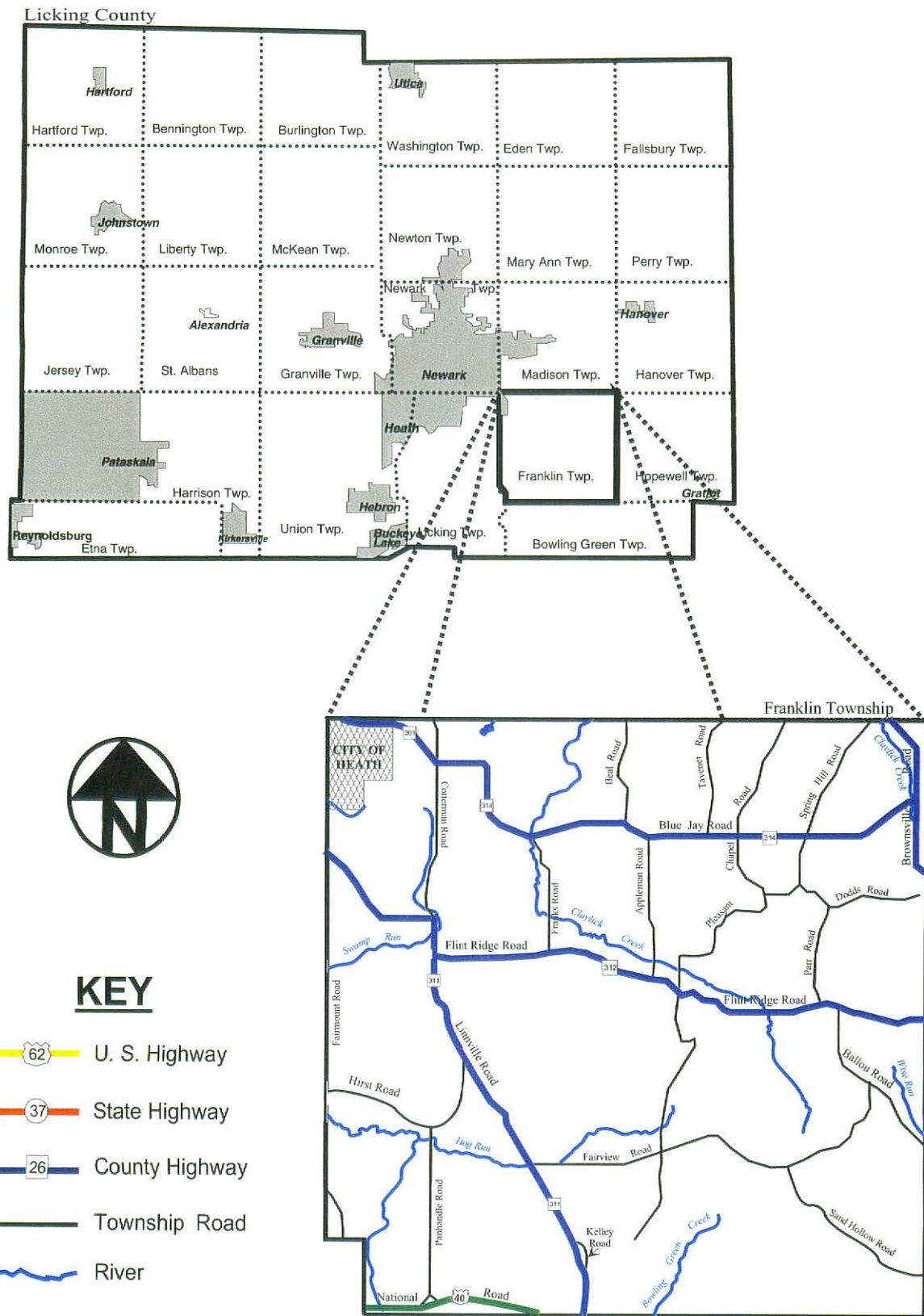
A comprehensive plan, with its collection of community data, input, and statements of policies, should provide a basis for all local development decisions. While changes in development or services may make some portions of the plan dated, the underlying principles and policies of the plan will remain useful as guidelines. It is understood that many land use issues are very site-specific, and individual review of each development proposal should be exercised. Relationships between land uses (such as the use of park land as a buffer between industrial and residential areas) and general land use issues (such as the appropriate location for a new business) should, however, be maintained and followed as described in the plan.

Because changes in services, development, and priorities do take place, there should be periodic review of the comprehensive plan by township officials. Such review allows for updating technical data as well as refocusing on goals and developing new ones, while maintaining the overall integrity of the plan. The frequency of comprehensive plan review will depend on the pace of growth in the community, with rapid growth and significant changes calling for more frequent reviews and updates. For the Franklin Township Comprehensive Plan, scheduled reviews should occur about every five years, barring any substantial changes in development or services (such as the provision of central water or sewer). The citizens of Franklin Township, and more particularly the township trustees, zoning commission, and zoning appeals board members, should monitor the effectiveness of this comprehensive plan in meeting the goals of the township and providing for its welfare. If a divergence or new need becomes apparent, a committee should be appointed by the trustees to “fine-tune” this document.

Why Adopt a Comprehensive Plan for Franklin Township?

A comprehensive plan provides an overall policy guide and statement of goals for a community. It is a testament of the Franklin Township community and is a powerful tool to ensure that the character of the township is respected and protected. The Franklin Township Comprehensive Plan provides an outline for development both for township officials and for those residents, developers, and businesspeople interested in living, locating, and/or working in the community. If this adopted comprehensive plan is not followed, residents should take up the issue and township officials should be prepared to defend any actions taken that were not in accordance with this plan. However, provided this comprehensive plan is adopted, maintained, and followed, the Franklin Township officials may use the plan as a very solid, strong defense of their actions in court. Furthermore, the comprehensive plan should be seen as a positive and useful guide for the entire community - to be referenced and consulted when making decisions that affect the future of Franklin Township and the general good of its inhabitants. Many ideas and potential solutions are contained in this document.

Figure 1.1 FRANKLIN TOWNSHIP LOCATION MAP



CHAPTER II: HISTORY

CHAPTER II: FRANKLIN TOWNSHIP HISTORY

The history of an area can help explain its culture and people. Events of history may either unite or divide a community. Such events may further serve to inspire community activities, government, businesses, and neighborhoods.

The prehistoric history of Franklin Township is documented by the extensive earth works created by the Moundbuilder Indians. Several earth works are located within Franklin Township.

The first, a large stone mound one half mile south of the center of the township, had an original diameter base of 40 feet, and was described by an early surveyor as “a singular pile of stone.”

The well known “Tippett” mound located a few hundred yards east of Linnville Road had a base diameter of 75 feet and was 21 feet high.

Nearly a mile east of Tippett mound, and about the same distance northeasterly from the above stone mound was a “fort of low banks,” but no accurate dimensions of this earthwork are available.

A stone mound is also located near the Madison Township line one half mile or more from Claylick, along with seven more mounds of greater or less magnitude located primarily in the southeastern portion of the township.

Early attempts to open the mounds for their contents began to change the earth works dimensions. As the township continued to develop, the stones from some of the mounds were used to make roadbeds, and as agricultural plowing increased, the original dimensions were greatly altered.

In recorded history, Franklin Township is composed entirely of United States military lands and was part of the extensive tract dedicated by the government to the payment of the officers and soldiers of the American Revolution. The act of Congress passed June 1, 1796, authorized the survey, and Franklin Township appears on the plat of the original survey as in the first tier of townships in the eleventh range.

Franklin Township was first settled in 1805 by George Ernst, John and Jacob Switzer (which later became Swisher) and John Feasel. These settlers came from the Shenandoah Valley of Virginia and were of the Lutheran faith.

Other early settlers were: Daniel Motherspaw, Henry Burner, Jacob Row, Jacob and John Fry, John Wilkin, Uriah Hull, and a Mr. Dustheimer. All of these pioneers came from either Pennsylvania or Virginia and settled in Franklin Township in or before the year 1812, when the township was organized and named in honor of Benjamin Franklin.

In Hill’s history of Licking County, dated 1881, the residents of Franklin Township are described as “almost wholly given to agriculture along with being quiet, honest, successful, sober, industrious, frugal and hospitable. The township residents are also known for giving no encouragement to vagabonds, demagogues, busybodies, or to the idle or lazy, to loafers, vagrants, horse-jockeys, speculators, professional office seekers, note shavers, whiskey drinkers, nor indeed any who are

engaged in vicious and demoralizing pursuits.”

The settlers of Franklin Township were very interested in education and the Lutherans erected one of the first hewed-log structures that served as both a church and a schoolhouse. At one time, the township was divided into seven school districts, some of which remained into the early to mid-1900's.

In 1939, the Franklin Township School was erected by the WPA and served the township as an elementary school until it was closed in 1981.

Most of Franklin Township is in the Lakewood Local School District with a fractional portion being in the Licking Valley Local School District.

Franklin Township's early settlers brought with them a strict code of ethics and a strong emphasis on religion. The first settlers were of Lutheran faith, but the first religious society in the township was the Methodist Society begun in 1809, which erected a hewed-log building in 1818 on the site of the old Ellis Chapel.

To date, the township has a Lutheran, a Christian Union, and a Baptist Church.

During the 1800's and mid-1900's, Franklin Township was entirely rural, having no villages and few small businesses. The churches, schools, Grange and homes were the social gathering places for the population. By the 1950's and 1960's, changes began to occur and the population increased.

Decreased agricultural profits, along with more opportunity and access to Newark and other cities, led to a gradual decline in farming in the township. As farms were sold, homes were constructed by both long-time residents and newcomers. No villages have yet emerged, and Franklin Township still has only a few small businesses.

After decades of change, Franklin Township may now best be described as a diverse population in a picturesque rural setting.

For further information on the history of Franklin Township, see The History of Licking County Ohio, N.N. Hill, 1881.

CHAPTER III: DEMOGRAPHICS

DEMOGRAPHICS

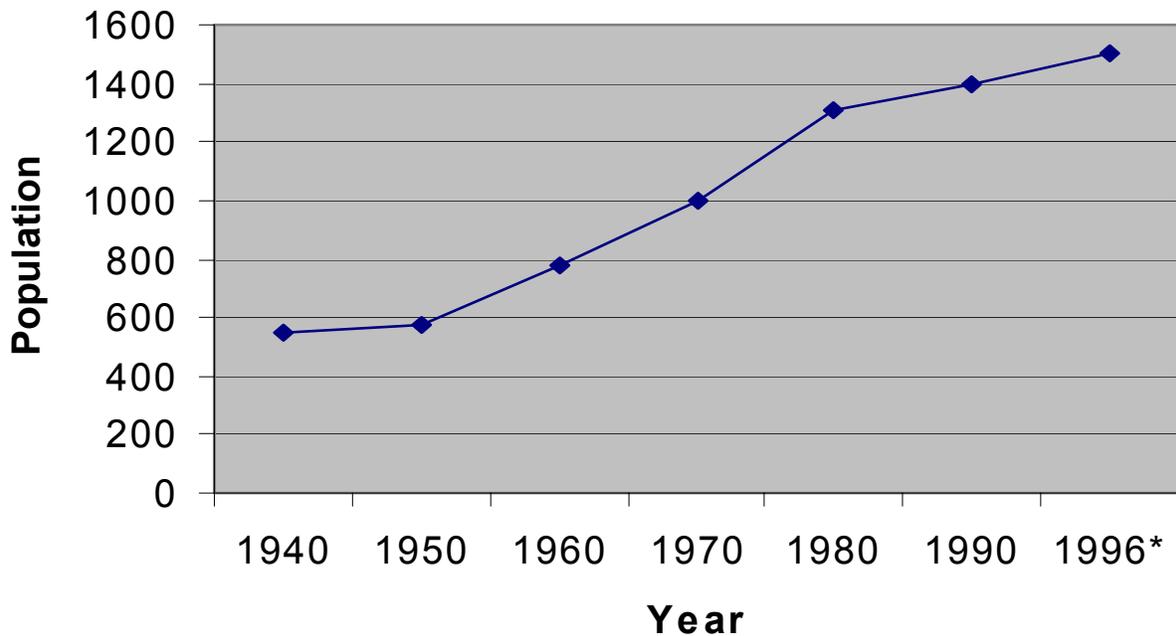
Demographic information can be used to project the direction of development in an area. For example, an increase in the number of families with young children or an increase in young couples entering an area can signal the need for new school buildings. Various demographic information, available from the U.S. Census Bureau, is discussed below.

Population

The 1996 estimated population of Franklin Township was 1,503. The township population has increased steadily from 1940 to 1996 (Figure 3.1).

FIGURE 3.1: FRANKLIN TOWNSHIP POPULATION 1940-1996

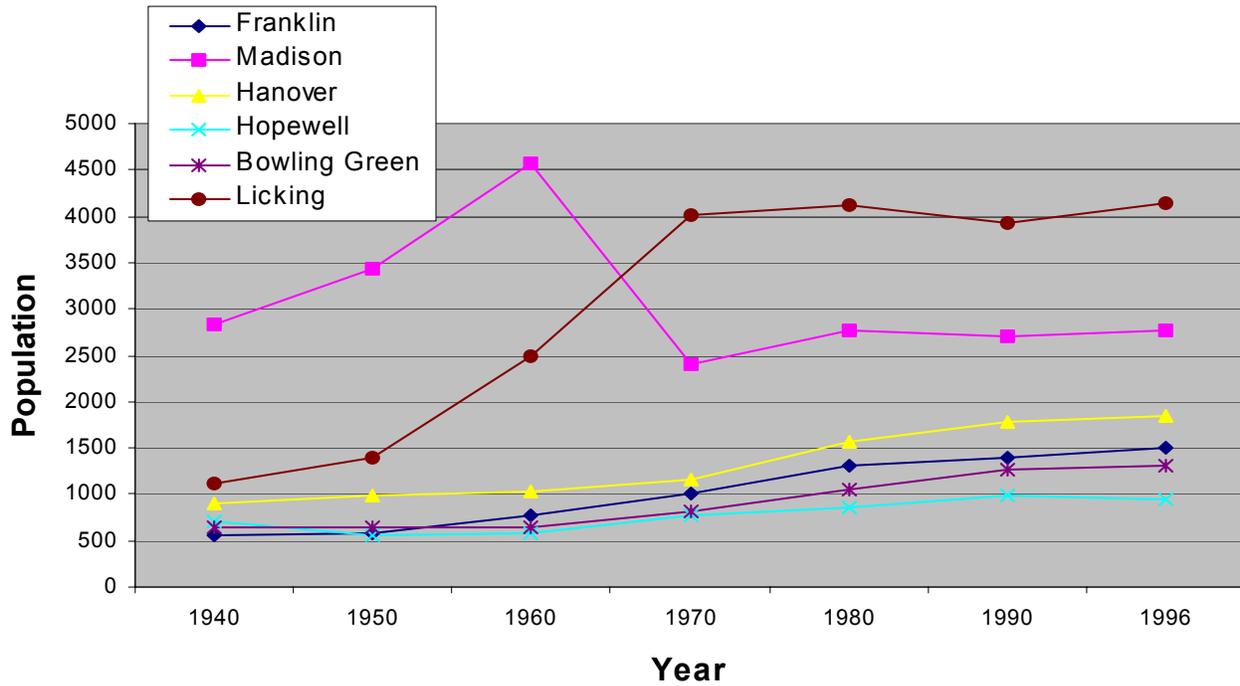
Source: U.S. Census



One way to predict the future growth of Franklin is to examine the growth patterns of neighboring townships with similar characteristics. Franklin is adjacent to five other townships with a variety of population sizes: Madison, Hanover, Hopewell, Bowling Green, and Licking. (Madison and Licking Township are omitted here due to the fact that they have a much different population). The population growth of these five townships is shown in Figure 3.2 below.

FIGURE 3.2: POPULATION COMPARISONS

Source: U.S. Census



Three of Franklin’s neighboring townships (Hanover, Hopewell, and Bowling Green) have very similar growth patterns. Licking’s population has had the greatest percentage increase in population, likely due to its close proximity to Newark, Heath, Buckeye Lake and easy access to Interstate Highway 70. Madison was growing rapidly with a similar pattern until 1970, at which time the growth continued but the population appeared to decrease dramatically due to the fact that the township lost land and population through annexation to Heath. Franklin Township’s population has grown at a remarkably similar rate as Bowling Green, Hanover, and Hopewell Townships from 1940 to 1996. If the townships continue to follow these growth trends, the population of Franklin Township will keep increasing steadily.

Franklin may also be affected by the increasing population in the City of Heath. Populations are often affected by the growth of surrounding cities. For example, Columbus’s growth has led to increased populations in Pataskala and New Albany. The City of Heath, which lies northwest of Franklin Township, could affect Franklin’s future population in a similar way. The population in the City of Heath has increased by almost 6% between 1980 and 1996.

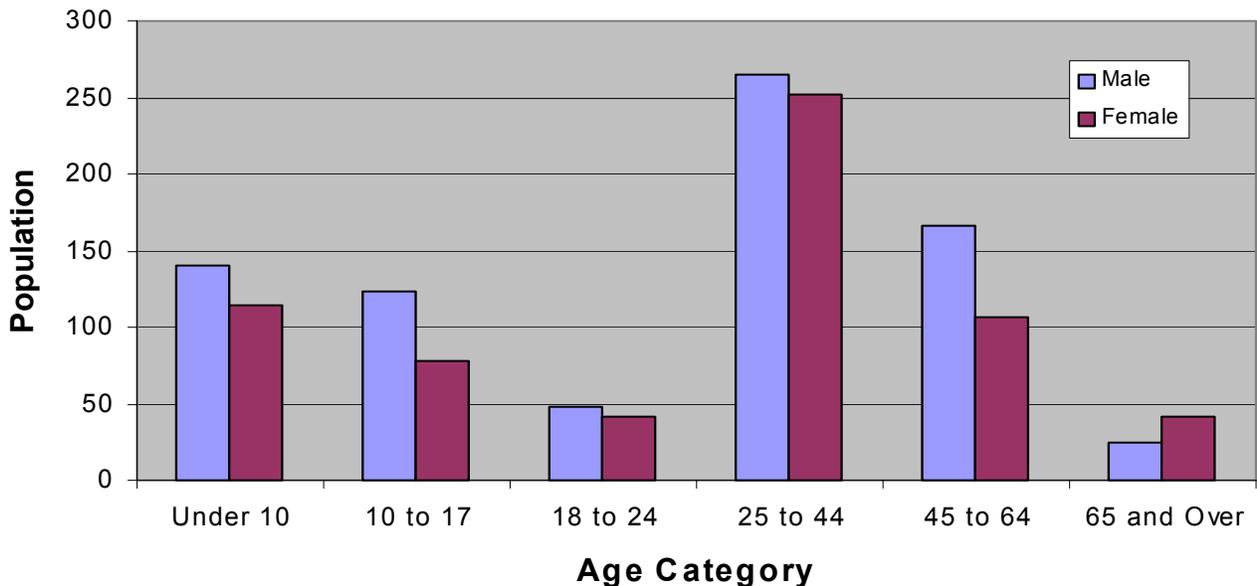
Figure 3.3 shows population information for Licking County from 1940 to the present.

Age and Gender

The breakdown of the population by age and gender may be used to plan for current and future facilities needs. Young children and the elderly are often the focus of such facilities planning.

FIGURE 3.4: FRANKLIN TOWNSHIP POPULATION BY AGE AND SEX

Source: U.S. Census 1990



As Figure 3.4 shows, about 12% of the population of Franklin Township was under the age of 10 in 1990. Most of these children, now between the ages of 7 and 17, are still using the local school system and whatever special programs are available for children. Recreational facilities may also be needed for this group. About 12% of the population were over 65 in 1990. With many of those from the 45-64 age group included in the over 65 age group now, this percentage will probably be closer to 15% in the 2000 Census figures. Typically, this age group has a higher percentage of females, and this is true of Franklin Township. This age group will also require special programs and housing opportunities to meet its needs.

Education and Income

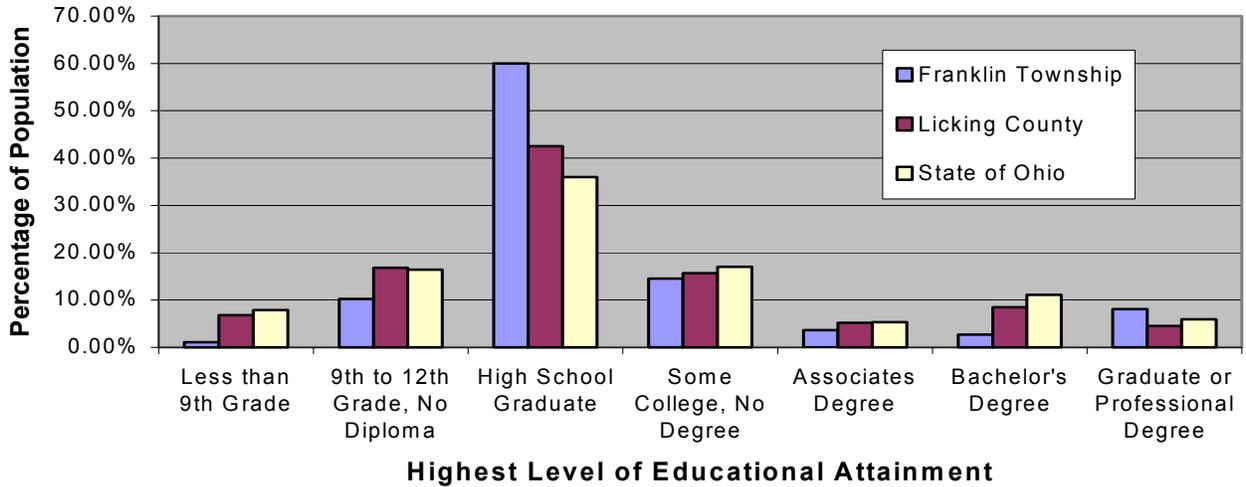
The education and income characteristics of the population can help to define the general needs of a population. Marketing studies often use this type of information to show whether or not a particular store, for example, will be successful in a given location. Income levels also may be used to qualify an area for certain funding available for projects benefiting low-income persons.

In 1990 in Franklin Township, about 89% of the adult population had completed high school (this figure includes those who had also gone to college) (Figure 3.5). This is significantly higher than the County-wide figure of about 76% and the State-wide figure of about 75%. About 15% of Franklin Township's adults have at least some college education, compared to 16% for Licking County and 17% for the State of Ohio.

FIGURE 3.5: EDUCATIONAL ATTAINMENT COMPARISON

Source: U.S. Census 1990

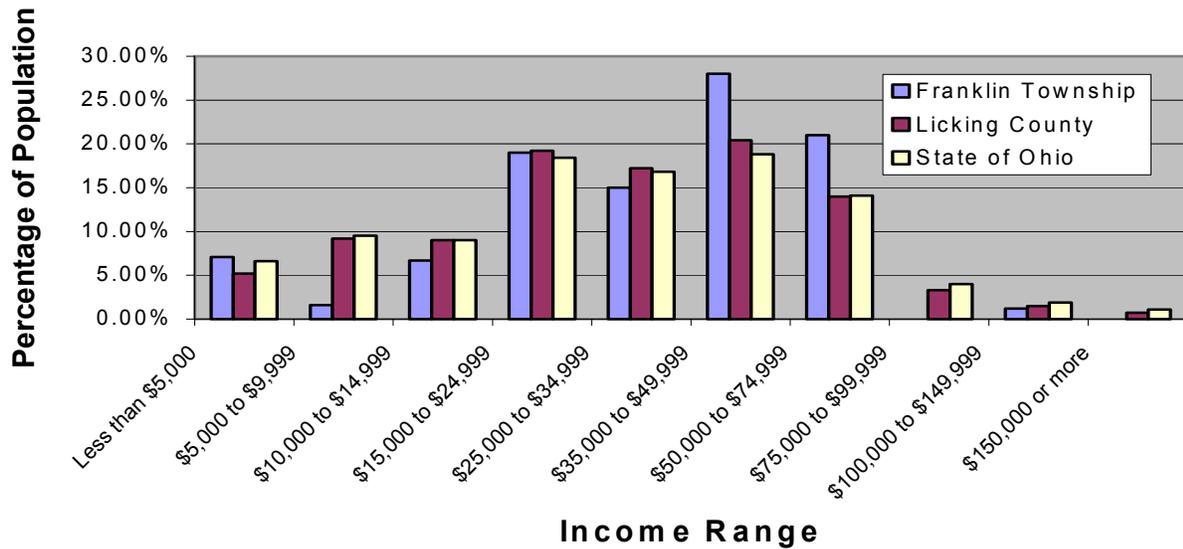
Household income is shown in Figure 3.6. The largest percentage of households in Franklin Township, 28%, fall



into the \$35,000-\$49,000 income range; this category also encompasses the largest percentage of households in Licking County and the State of Ohio. Only about 8% of households earned less than \$10,000, a figure comparable to Licking County, and much lower than the 16% of households across the State of Ohio. Only 1.2% of households in Franklin Township earn more than \$100,000.

FIGURE 3.6: HOUSEHOLDS BY INCOME

Source: U.S. Census 1990



Employment

The type and location of the residents occupations can also help to determine the types of development which may be needed or desired. Interestingly, although Franklin Township may be considered rural, rather small percentages (4.6%) of the residents are employed in agriculture (Figure 3.7). The largest number of residents, 25%, are involved in precision production, craft, and repair businesses, followed by the 13% of residents in administrative support occupations.

FIGURE 3.7: FRANKLIN TOWNSHIP EMPLOYMENT BY OCCUPATION

Source: U.S. Census 1990

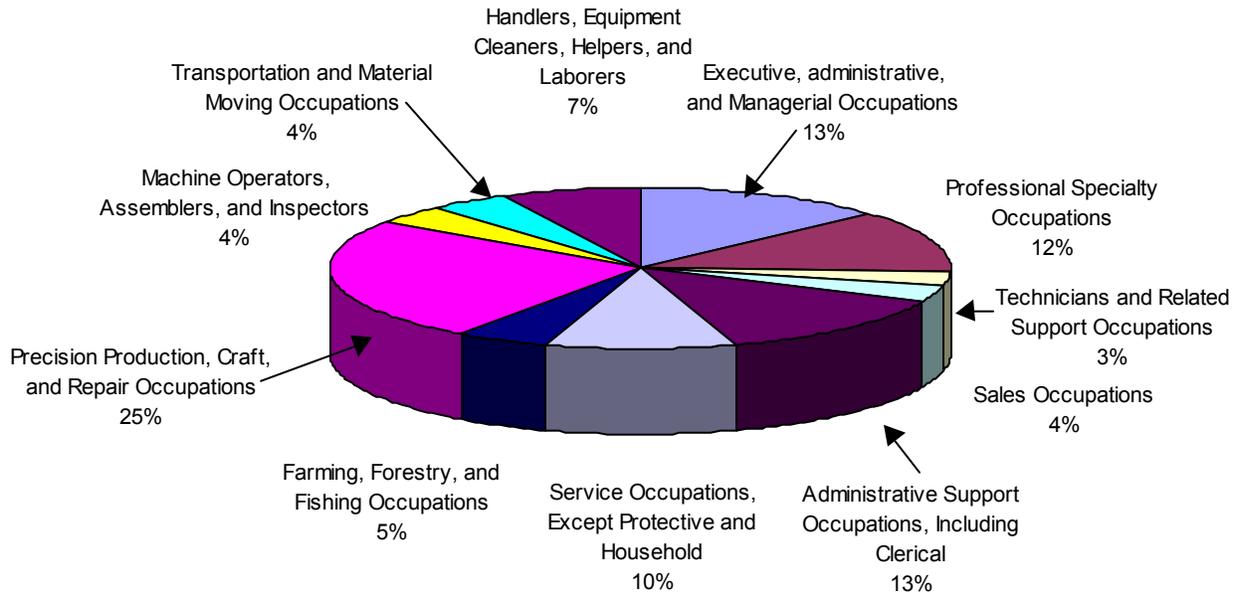


FIGURE 3.8: EMPLOYER LOCATIONS ACCORDING TO COMMUNITY SURVEY

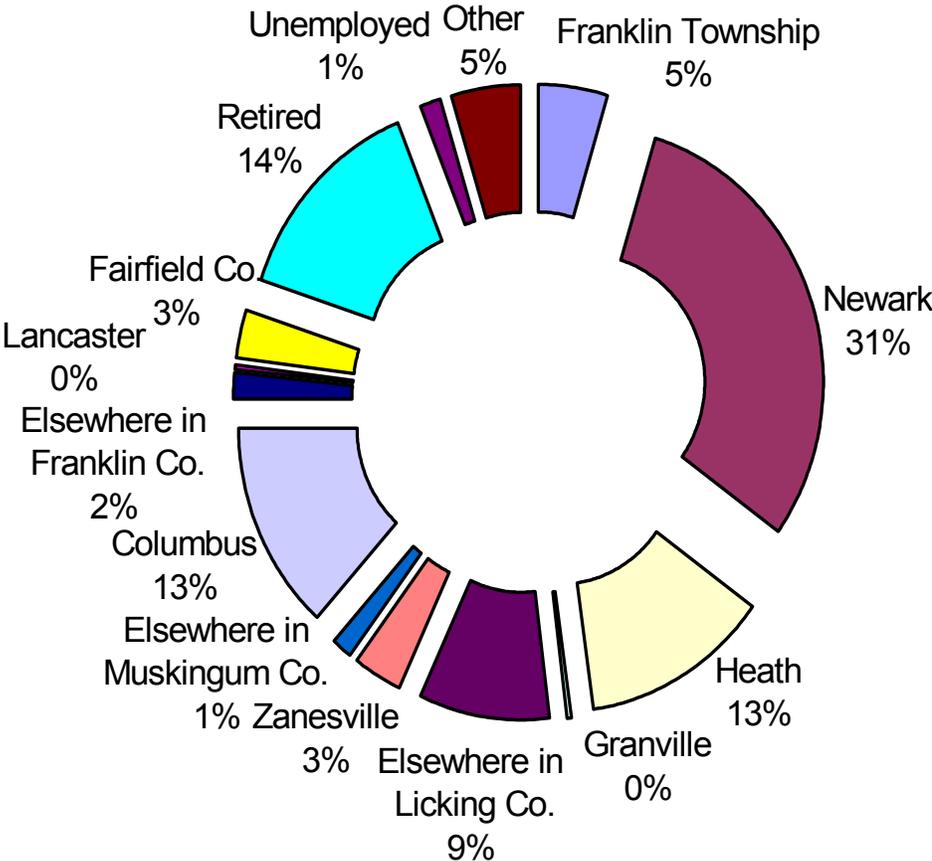


Figure 3.3: Licking County Population 1940-1996

	1940	1950	1960	1970	1980	1990	1996 *
Bennington Township	582	581	663	655	837	902	1129
Bowling Green Township	646	650	636	813	1052	1258	1299
Burlington Township	732	771	801	807	904	983	1010
Eden Township	432	450	532	627	971	1137	1203
Etna Township Total	1091	1750	2405	3453	6107	6412	7338
<i>Etna Township Unincorporated</i>	1091	1750	2405	3444	5114	5131	5878
<i>Reynoldsburg (Portion in Etna Twp)</i>				9	993	1281	1460
Fallsbury Township	532	516	644	669	653	692	783
Franklin Township	550	573	778	1003	1306	1401	1503
Granville Township Total	2831	4521	5532	6771	7515	7856	7866
<i>Granville Township Unincorporated</i>	1329	1868	2664	2808	3664	3541	3767
<i>Granville Village</i>	1502	2653	2868	3963	3851	4315	4099
Hanover Township Total	1220	1289	1293	1794	2501	2556	2719
<i>Hanover Township Unincorporated</i>	895	981	1026	1168	1575	1778	1852
<i>Hanover Village</i>	325	308	267	626	926	778	867
Harrison Township Total	1163	1277	1927	2271	4278	5041	5294
<i>Harrison Township Unincorporated</i>	899	978	1510	1693	3652	4478	4745
<i>Kirkersville Village</i>	264	299	417	578	626	563	549
Hartford Township Total	1020	1032	1075	1102	1080	1206	1229
<i>Hartford Township Unincorporated</i>	667	676	678	647	636	796	826
<i>Hartford Village</i>	353	356	397	455	444	410	403
Heath City			2426	6768	6969	7231	7633
Hopewell Township Total	701	669	749	898	961	1091	1152
<i>Hopewell Township Unincorporated</i>	701	558	588	773	860	985	950
<i>Gratiot Village</i>		111	161	125	101	106	202
Jersey Township	1006	1080	1372	1615	2196	2404	2626
Liberty Township	644	673	693	778	1300	1505	1613
Licking Township	1106	1399	2491	4022	4128	3927	4137
Lima Township (inc. Pataskala)**	3010	3383	4905	5189	6627	7444	8027
<i>Old Lima Township Unincorporated</i>	2186	2455	3859	3358	4343	4398	4675
<i>Old Pataskala Village</i>	824	928	1046	1831	2284	3046	3352
McKean Township	709	772	887	994	1197	1374	1435
Madison Township	2834	3444	4561	2403	2758	2709	2778
Mary Ann Township	657	679	859	1244	1747	1900	2042
Monroe Township Total	1726	1889	3730	4297	5057	5135	5342
<i>Monroe Township Unincorporated</i>	662	669	849	1089	1899	1937	2023
<i>Johnstown Village</i>	1064	1220	2881	3208	3158	3198	3319
Newark City	31487	34275	41790	41836	41200	44389	48856
Newark Township	802	1278	1311	2403	3179	2589	2530
Newton Township Total	1214	1350	2003	3182	3309	3138	3240
<i>Newton Township Unincorporated</i>	916	1014	1654	2797	2934	2772	2882
<i>St. Louisville Village</i>	298	336	349	385	375	366	358
Perry Township	644	589	660	779	1128	1181	1273
St. Albans Township	1196	1215	1442	1710	1946	2149	2224
<i>St. Albans Township Unincorporated</i>	771	751	990	1122	1457	1671	1767
<i>Alexandria Village</i>	425	464	452	588	489	478	457
Union Township Total	2523	3791	5009	6316	7054	7730	8176
<i>Union Township Unincorporated</i>	1800	2927	3749	4617	2504	2668	2823
<i>Buckeye Lake Village</i>					2515	2986	3215
<i>Hebron Village</i>	723	864	1260	1699	2035	2076	2138
Washington Township Total	2045	2178	2540	2811	3021	2960	3127
<i>Washington Township Unincorporated</i>	669	668	686	834	800	941	1046
<i>Utica Village</i>	1376	1510	1854	1977	2221	2019	2081
LICKING COUNTY UNINCORPORATED TOTAL	24,462	28,750	37,546	43,162	52,794	55,058	53,920
LICKING COUNTY INCORPORATED TOTAL (Excluding Reynoldsburg)	38,641	43,324	56,168	64,039	67,194	71,961	82,204
LICKING COUNTY TOTAL (Excluding Reynoldsburg but including all other incorporated & unincorporated areas)	63,103	72,074	93,714	107,201	119,988	127,019	136,124

*The 1996 figures are U.S. Census Bureau Estimates released in November, 1997

**Lima Township merged with Pataskala Village to form the City of Pataskala in January 1996

CHAPTER IV: PHYSICAL CONSTRAINTS

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Climate

The weather station at the Newark Water Works has a mean annual temperature of 51.5 degrees Fahrenheit for a thirty-year (1961-1990) period. The average temperature remains constant across Licking County. The mean annual precipitation recorded at the Newark Water Works is 41.48 inches, based on the same thirty-year period. Precipitation is slightly increased in the east.

Natural Resources

The natural resources of an area are a key component of any comprehensive plan. The ability of land to support development is of major concern to communities, especially ones experiencing growth or under growth pressures. Many factors can effect an area's capability to support new developments, among these are topography (or slope), soil type, and ground water availability. Because all of the various forms of nature are interdependent and interact to maintain a comprehensive, yet extremely delicate system, changes that affect this balance must be carefully considered. Also, there is a need to protect certain natural features from disturbance. This includes protecting and preserving wetlands, endangered plants, and endangered animals. Woodlands, prime agricultural areas, and other significant natural features or vistas should be protected from over-development, as well.

Topography/Slope

The topography of land can be measured by its slope. Slope is the ratio of change in elevation over distance, stated as a percentage rate. For instance, if a parcel of land rose four feet over 100 feet of horizontal distance, the slope for that area would be four percent. The lower the slope the flatter the land, and the higher the slope, the steeper the land.

Slope influences the effects of the natural environment. The rate of storm water runoff, performance of septic fields, and the rate of erosion all are influenced by slope. As slopes increase, the velocity of storm water runoff increases causing problems with erosion and flooding downstream. Conversely, an area that has less than 0.5 percent slope will not drain storm water at all and ponding may occur, depending on the soils.

There is a definite relationship between land use and slope. Commercial and industrial buildings usually require relatively flat, or level land. Because of the larger size and weight of commercial and industrial uses and the cost of leveling land, slopes exceeding two percent are not suitable areas for such sites. Crop land is most often limited to areas of less than 12 percent slope to enable the use of farm machinery. Roads also are limited by the topography in an area. Arterial roads and roads designed for speeds over 45 mph should not be located in areas with greater than 4 percent slope. Local streets with speeds under 30 mph can have grades as steep as ten percent.

Overall, areas with slopes greater than 4 percent are generally limited to agricultural, residential, and natural uses. When slopes exceed the 10 percent rage, such as with ravines and steep hills, land uses are predominantly grazing and natural space. Houses, due to their smaller size, can be built on steep slopes using various construction techniques. This is less true, however, for major residential subdivisions when considering centralized infrastructure design limitations and costs. Furthermore, experience, such as in California, shows that nature will eventually erode these steep slopes, house and all. As a result, it is general practice to preserve and protect slopes greater than 25 percent, leaving them in their natural state.

Because slope is so closely tied to both development and the natural environment, it should be one of the top criteria used in regulating the development of a community. Table 4.1 lists some standards for slope and land use development.

TABLE 4.1

Slope Requirements for Various Land Uses			
LAND USE	MAXIMUM	MINIMUM	OPTIMUM
House sites	20-25%	0.05%	2%
Playgrounds	2-3%	0.05%	1%
Septic fields	10%	0%	0.05%
Parking lots	3%	0.05%	1%
Streets, roads, driveways	15-17%	0.05%	1%
20 mph	10%	-----	1%
30 mph	10%	-----	1%
40 mph	8%	-----	1%
50 mph	5%	-----	1%
60 mph	4%	-----	1%
Industrial sites	3%	0.05%	1%

**Adapted from Landscape Planning Environmental Applications, William Marsh, 1983.*

Slope

The slope in Franklin Township varies greatly across the township. According to (Figure 4.1), the areas along Swamp Run, Claylick Creek, and Hog Run tend to be flatter, while throughout the township, especially in the northeast corner of the township, one finds slopes ranging from 0-2% to 25-35%. The majority of the township appears to fall into the 6-18% range.

Soils

Soils are very important in determining land use capabilities because many factors are associated with certain types of soils, including everything from drainage to permeability to ground water level. The soils in Licking County formed in many different kinds of parent material, which is the raw material acted upon by the soil-forming process.

The soil types most commonly found in Franklin Township combine to form seven (7) major soil associations: Centerburg-Amanda, Algiers-Luray-Mentor, Brownsville-Mechanicsburg-Amanda, Coshocton-Rigley, Guernsey-Mertz-Coshocton, Cincinnati-Homewood-Coshocton, and Homewood-Brownsville-Coshocton. The soil associations map (Figure 4.2) shows the areas where each association occurs throughout the township.

The Centerburg-Amanda and Brownsville-Mechanicsburg-Amanda associations are characterized with gently sloping to very steep soils formed in glacial till, colluvium, and residuum. *Glacial till* is unsorted, nonstratified glacial drift consisting of clay, silt, sand and boulders transported and deposited by glacial ice; *colluvium* is soil material, rock fragments, or both moved by a creep, slide, or local wash and deposited at the base of steep slopes; *residuum* is unconsolidated, weathered, or partly weathered mineral material that accumulated as consolidated rock disintegrated in place. Centerburg-Amanda is found in one of the less steep areas of the township, with slopes ranging from 0% to greater than 18%. Soils in this group are moderately well and well drained. Brownsville-Mechanicsburg-Amanda is found in only a very small portion of the township's far northeast corner.

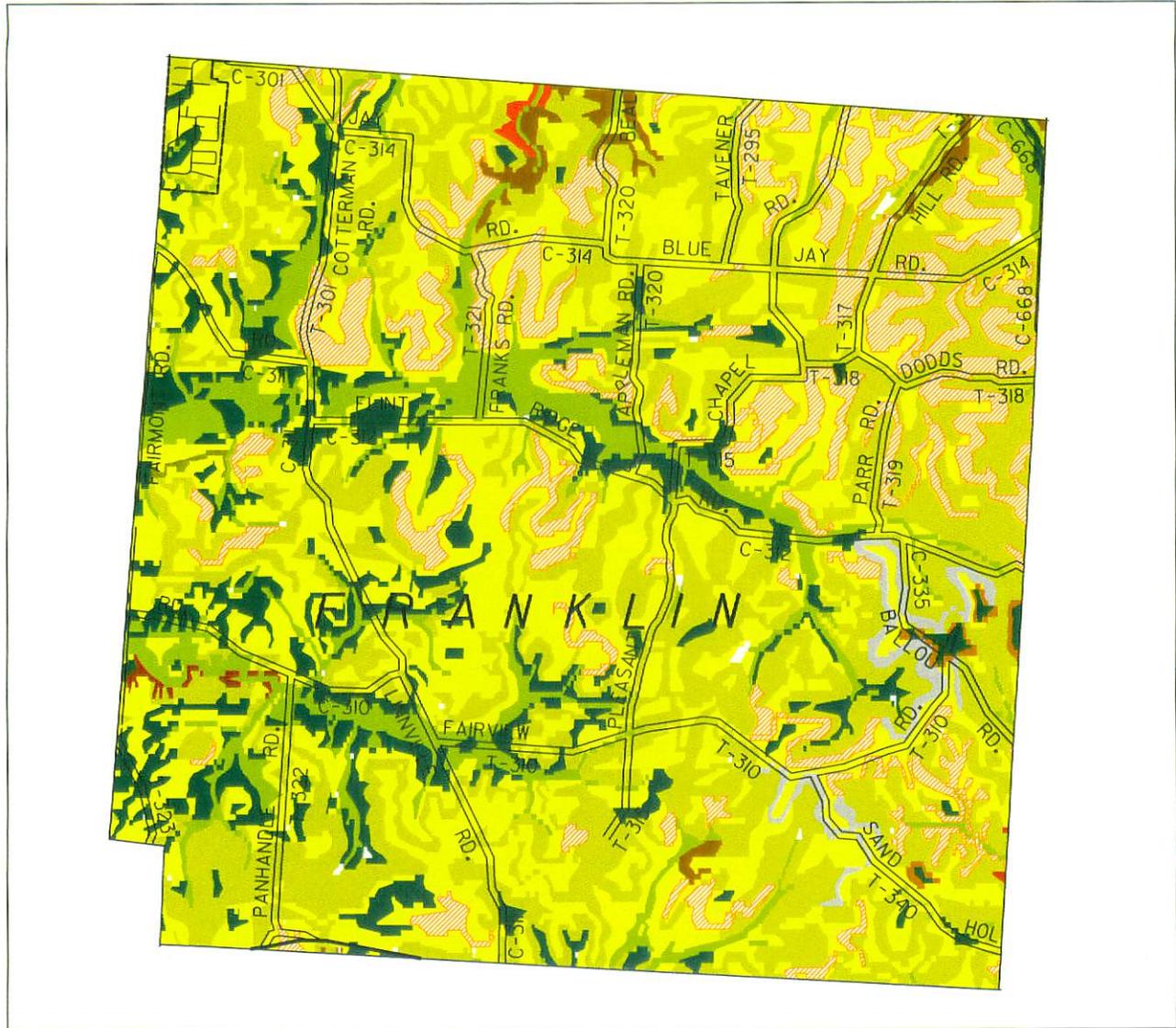
The Algiers-Luray-Mentor association is made up of nearly level to moderately steep soils formed in loess, glacial outwash, alluvium, and lacustrine sediment. *Loess* is fine grained material deposited by wind; *Glacial outwash* is material deposited by glacial meltwater; *alluvium* is any material, such as sand, silt, or clay, which is deposited on land by streams; a *lacustrine deposit* is material deposited in lake water and exposed when the water level is lowered or the elevation of the land is raised. This association is found in the western half of Franklin Township along Swamp Run and Hog Run.

Cincinnati-Homewood-Coshocton, and Homewood-Brownsville-Coshocton are composed of gently sloping to very steep soils formed in loess, glacial till, colluvium and residuum. The major land uses are farming in the less sloping areas and woodland in the steeper areas. The hazard of erosion, the slope, slow or moderately slow permeability and seasonal wetness are the major management concerns. Homewood-Brownsville-Coshocton makes up approximately 65-70% of the township, and Cincinnati-Homewood Coshocton is found only in a small sliver in the southeast corner of the township.

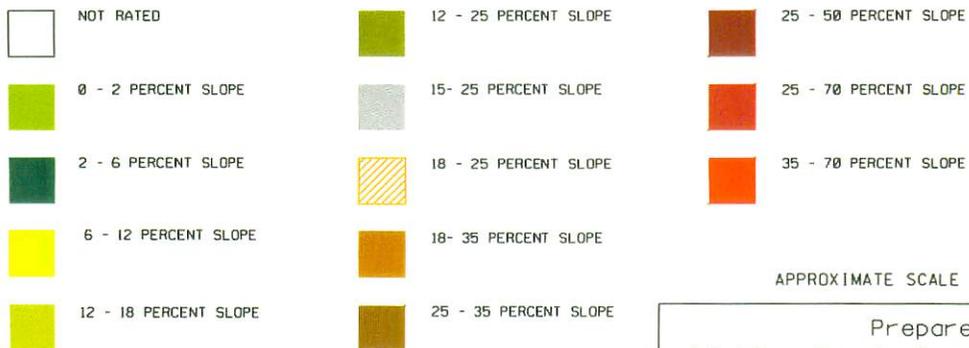
Coshocton-Rigley and Guernsey-Mertz-Coshocton are classified as gently sloping to very steep soils formed in colluvium, residuum, and loess. They are used mainly as cropland, pasture or woodland. The slope, the hazard of erosion, the depth to bedrock, slow or moderately slow permeability, seasonal wetness, stoniness, and seasonal droughtiness are the major management concerns. These associations cover approximately 25% of the township.

FRANKLIN TOWNSHIP PERCENT SLOPE

Figure 4.1



SOIL SLOPE PERCENTAGE

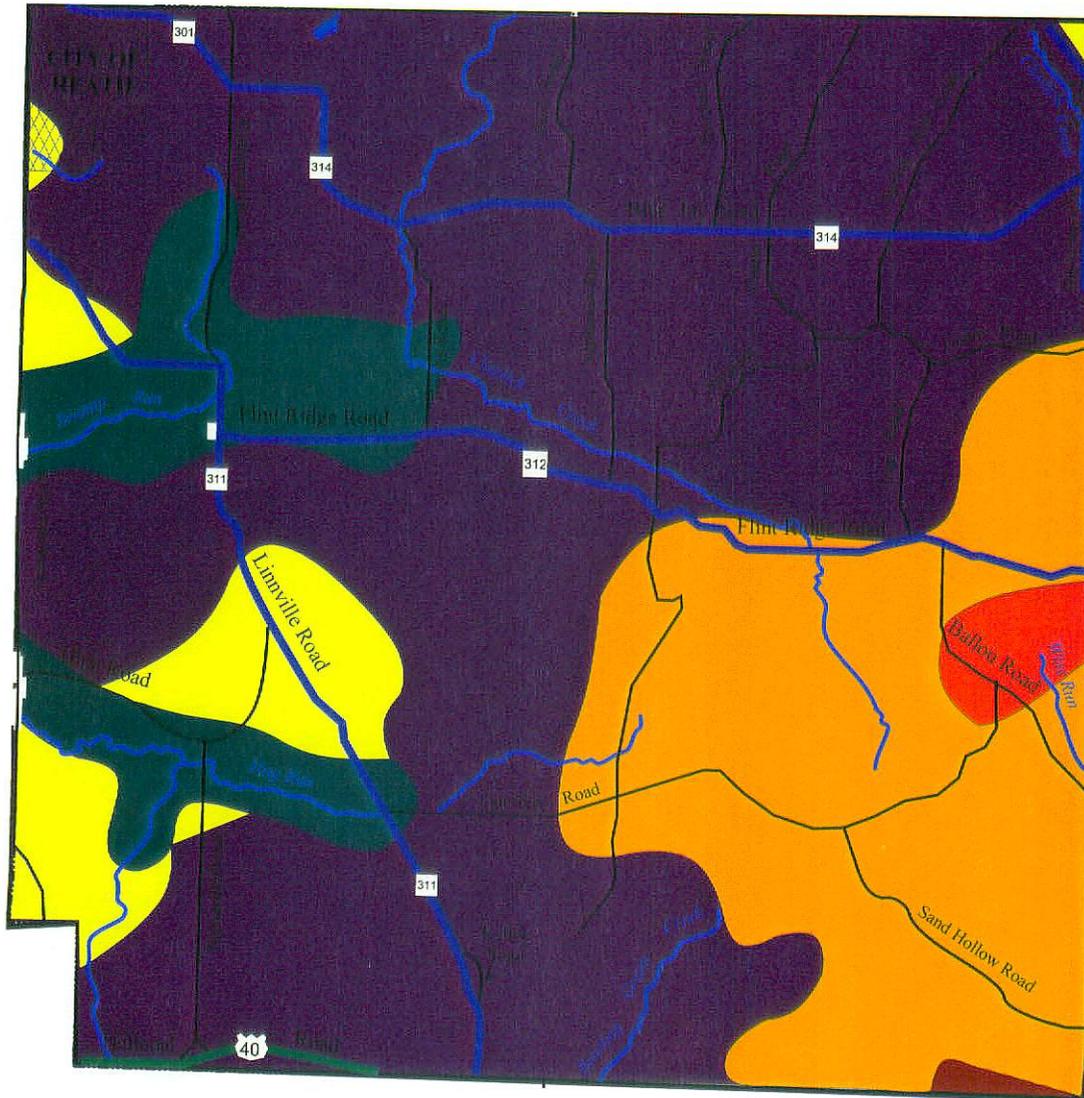


APPROXIMATE SCALE 1" = 1 MILE

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Figure 4.2

FRANKLIN TOWNSHIP GENERAL SOIL MAP



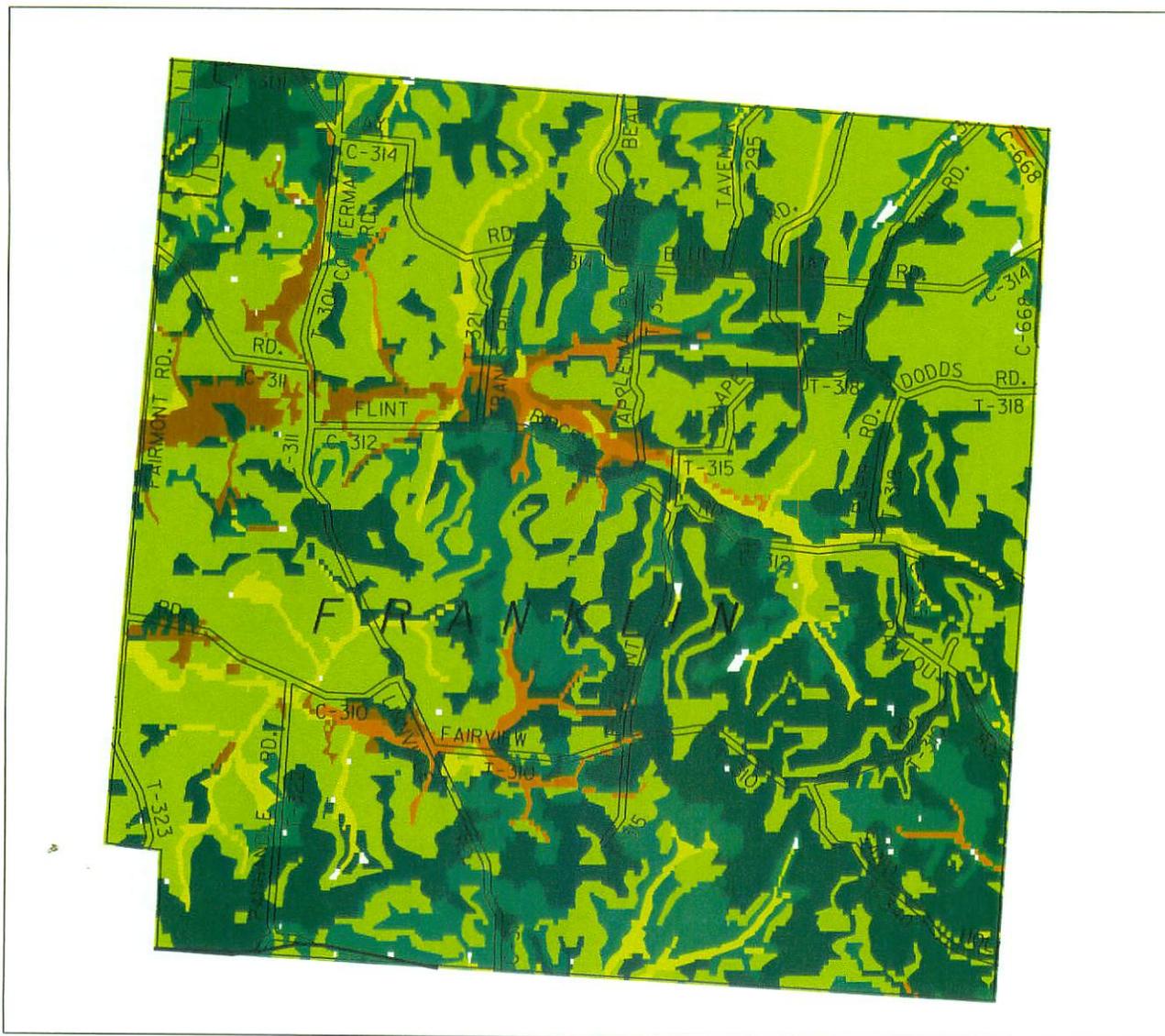
LEGEND

	CENTERBURG - AMANDA ASSOCIATION		GUERNSEY - MERTZ - COSHOCTON ASSOCIATION
	BROWNSVILLE - MECHANICSBURG - AMANDA ASSOCIATION		CINCINNATI - HOMEWOOD - COSHOCTON ASSOCIATION
	ALGIERS - LURAY - MENTOR ASSOCIATION		HOMEWOOD - BROWNSVILLE - COSHOCTON ASSOCIATION
	COSHOCTON - RIGLEY ASSOCIATION		

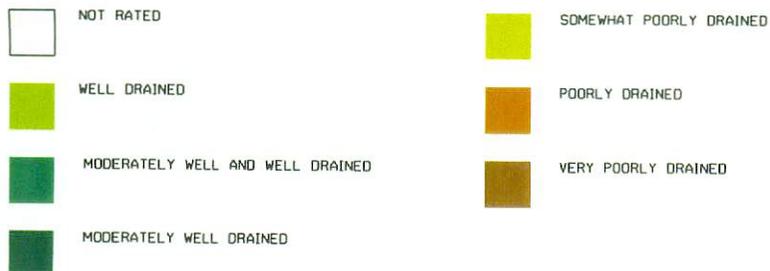
Source : Soil Survey of Licking County, Ohio

Figure 4.4

FRANKLIN TOWNSHIP DRAINAGE



DRAINAGE

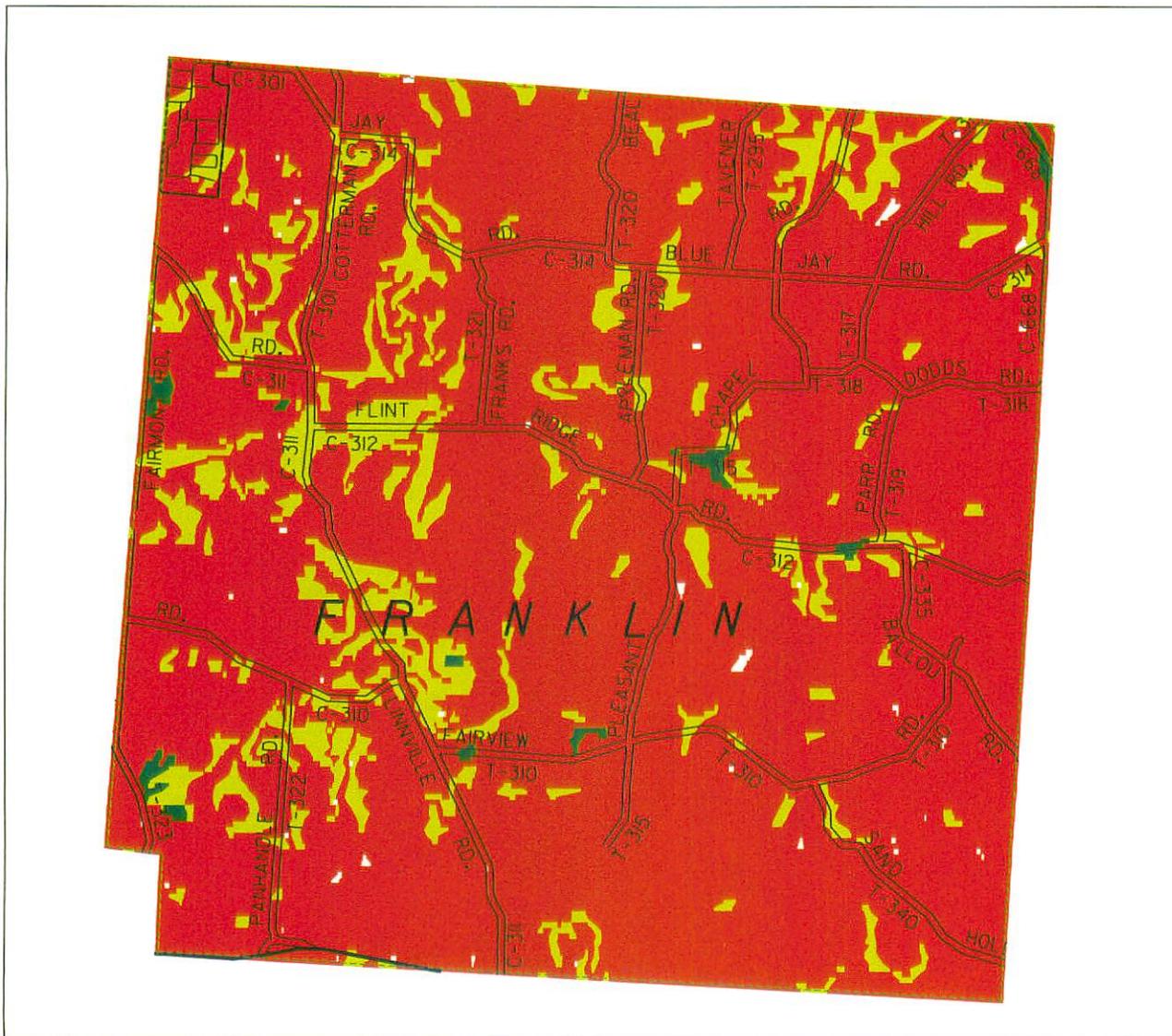


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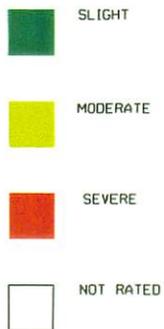
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Figure 4.5

FRANKLIN TOWNSHIP SEPTIC SYSTEM LIMITS



LIMITATIONS TO SEPTIC SYSTEMS



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Flood Plains

A flood plain is any land area susceptible to inundation by flood waters from any source. Flood plains are measured in terms of the amount of storm water that it takes to cover them. Storm events are measured in years such as 5-year, 10-year, 20-year, 50-year, 100-year, and 500-year. The standard measurement is the 100-year storm and flood plain. A 100-year flood plain is the land area having a 1 in 100 chance of flooding in any given year. The 100-year flood plain is somewhat of a misnomer; base flood is a better term. Thus an area could possibly have a 100-year flood two years in a row. It is unlikely, but it is possible. Figure 4.6 shows the 100-year, or base, flood plain of Franklin Township as identified by Federal Emergency Management Agency (FEMA) on their Flood Insurance Rate Map (FIRM). These FIRM maps are used by banks to determine the need for flood insurance for structures. (Figure 4.6)

Because flood plains were carved by streams and rivers and are prone to flooding, they are an important planning consideration. Any development within flood plains can impact the direction, flow, and level of the watercourse during periods of high water or flooding. In other words, if fill material is placed or a house constructed in a flood plain, it will alter the boundaries of the flood plain downstream. This is because structures or fill utilize valuable space that would otherwise act as a natural retaining area for flood waters to spread and slow. Enough fill or development could change the probability of flooding downstream from 1 in 100 each year, to 1 in 75 or less. This development and careless filling of the flood plain has increased flooding in this nation, as seen in many parts of the country, including the Great Mississippi Flood of 1993. Not only does development in the flood plain increase dangers downstream, developments within the flood plain are at higher risk of damage due to flooding. This damage includes fill material and debris from destroyed structures upstream colliding with structures in the flood plain downstream. Many bridges are washed out in floods because houses and/or construction debris clog their free-flow area, compromising their structural integrity.

Because the potential for public and private damage, the loss of life, and affected insurance rate decisions all are affected by materials and structures in flood plains, Licking County has recently tightened its regulations for flood plains. Permits must be obtained from the Licking County Planning Commission before any development, including filling and excavating, can take place in an identified 100-year flood plain. In addition, no new lots may be created that have less than 1.6 acres of land lying outside of a 100-year flood plain. Further protection of the flood plains through township zoning will assist in protecting unsuspecting residents from personal danger and loss of property.

Protecting flood plains from development offers several benefits in addition to reducing the risk of loss of property and life. Flood plains are natural flood water storage areas. They reduce the impact of any given storm, slowing the water so that it does not become a flash flood. In addition, flood plains are prime areas where groundwater is replenished. Thus the type of land use activity that occurs in these areas must not pollute the surface water as it will serve as a source of aquifer replenishment. These same flood plains and adjacent land also provide a habitat for a wide variety of plants and animals. Flood plains also have important scenic and aesthetic value, providing a natural area for passive recreation activities such as nature trails or hiking paths. In more urban and suburban areas, flood plains provide the single best place for trails and recreation because they are linear, visually interesting, close to nature, and undeveloped.

FRANKLIN TOWNSHIP 100 YEAR FLOOD PLAIN

Figure 4.6



100 YEAR FLOOD PLAIN



100 YEAR FLOOD PLAIN

APPROXIMATE SCALE 1" = 1 MILE

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Groundwater

Groundwater is a very important consideration in the preparation of a comprehensive plan because wells and natural springs are the source of most of the water that sustains residents, crops, and livestock in Franklin Township. Many residential, commercial, industrial, and agricultural activities are not possible without clean, abundant groundwater. Thus an important aspect of future land use planning is locating adequate supplies of groundwater. Groundwater needs to be protected from two things: 1) overuse, i.e. exceeding the safe well yield and/or aquifer recharge rates, and 2) pollution.

Groundwater is water that lies beneath the land's surface. Just as there are streams, rivers, and ponds above ground, water can be found in similar systems underground. As rainwater and surface water flow across the land, water seeps down into the soils and underground rock. Areas underground with particularly large concentrations of groundwater are known as aquifers. Aquifers are like above ground rivers in that they are not static. Most often, aquifers are found in underground layers of porous rock, sand, or other unconsolidated material. Groundwater flows through them while rain and surface water "recharge" (replenish) them. In general, groundwater recharge is the ability of the aquifer to replenish its water supply from surface sources, such as soils, wetlands, rivers, and lakes. Several factors can affect the recharge rate of an aquifer including soil type, soil permeability, and distance to the aquifer from the surface. If the total rate of withdrawal from the aquifer exceeds the aquifer's recharge rate, the aquifer's water level will decline. If this overdraft, or high rate of withdrawal, is continued over several years, the aquifer could be depleted.

The geologic make-up of an aquifer includes underground spaces that are conducive to ground water storage. Such spaces may be found in the pores of sandstone, the joints and fractures of limestone, and between the grains of large deposits of sand or gravel. In some places, as groundwater slowly flows downhill through porous soils and rock, it becomes trapped between hard rock layers until it reaches the surface again further downhill, creating an artesian well. In the Licking County area there are also "lenses" of trapped groundwater. These were created by the glaciers and are pockets of sand sandwiched between other soils. The lenses often contain water and can be found at varying depths and in various sizes. The groundwater here is much more like a pond, in that it doesn't flow and usually recharges slowly... in some instances extremely slowly, if at all. Most of the producing water wells in Franklin Township are pumping water from aquifers or glacial lenses. Groundwater sources are evaluated based on their well yield (measured in gallons per minute), their recharge rate, and their cleanliness. Figure 4.7

The Ohio Department of Natural Resources studied, among other things, the topography, soils, and aquifers of the area, in order to determine which areas could support higher population densities based solely on groundwater recharge rates. Using this information, the minimum residential lot sizes that should be allowed in Franklin Township based on groundwater recharge rates can be calculated.

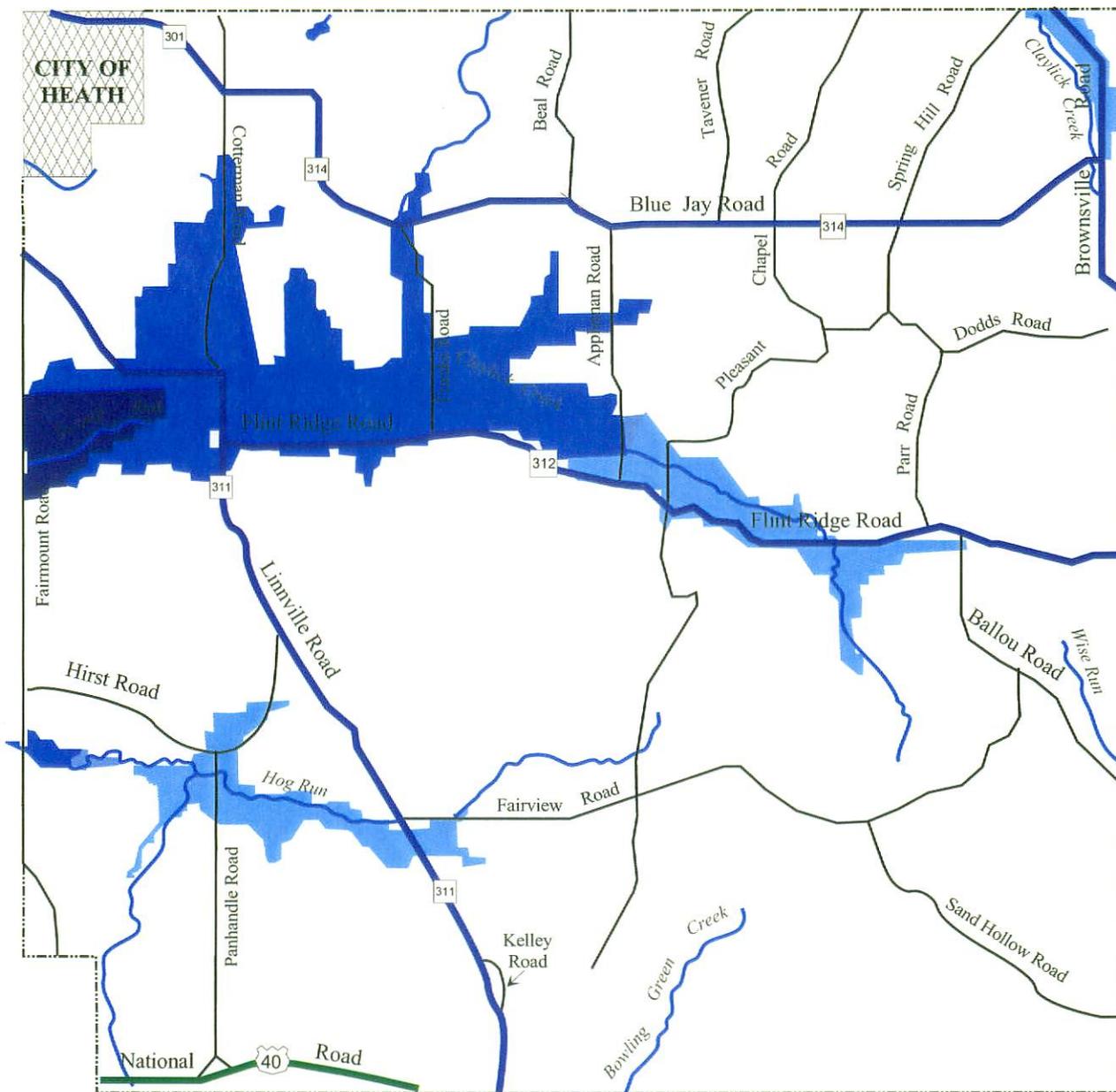
The average minimum daily household demand for groundwater is approximately five to eight gallons per minute (GPM). For commercial and industrial uses, there is no standard minimum demand. This is due to the varying nature and water needs of different commercial and industrial uses. Evaluation of groundwater for such uses should be made on an individual use and site basis.

The ground-water characteristics of Licking County have been mapped regionally based upon interpretations of over 8,000 well records and the local geology and hydrology. Water well data on the

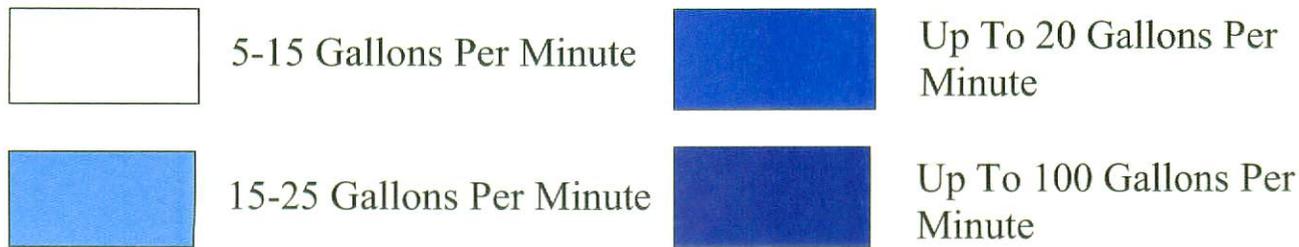
map were selected as typical for the area (Contact the ODNR Division of Water for site specific well data and logs).

Figure 4.7

FRANKLIN TOWNSHIP GROUNDWATER



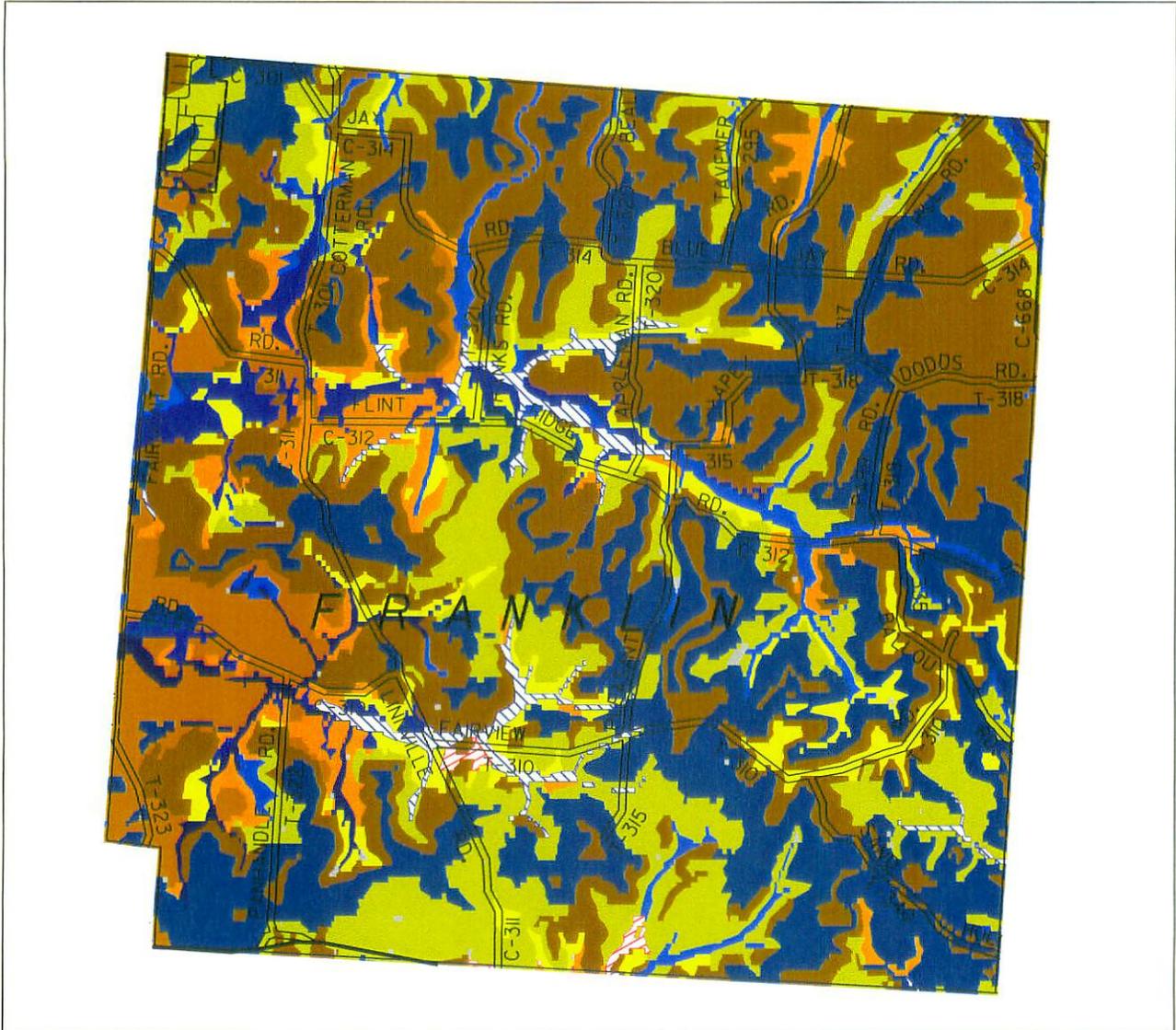
Ground Water Yield



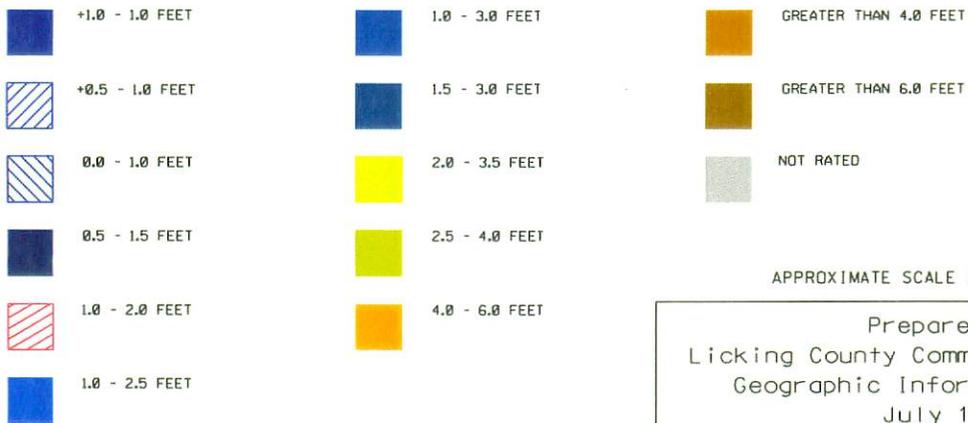
Source: Ohio Department Of Natural Resources, Division Of Water, 1982

FRANKLIN TOWNSHIP DEPTH TO SEASONAL HIGH WATER TABLE

Figure 4.8



DEPTH TO SEASONAL HIGH WATER TABLE



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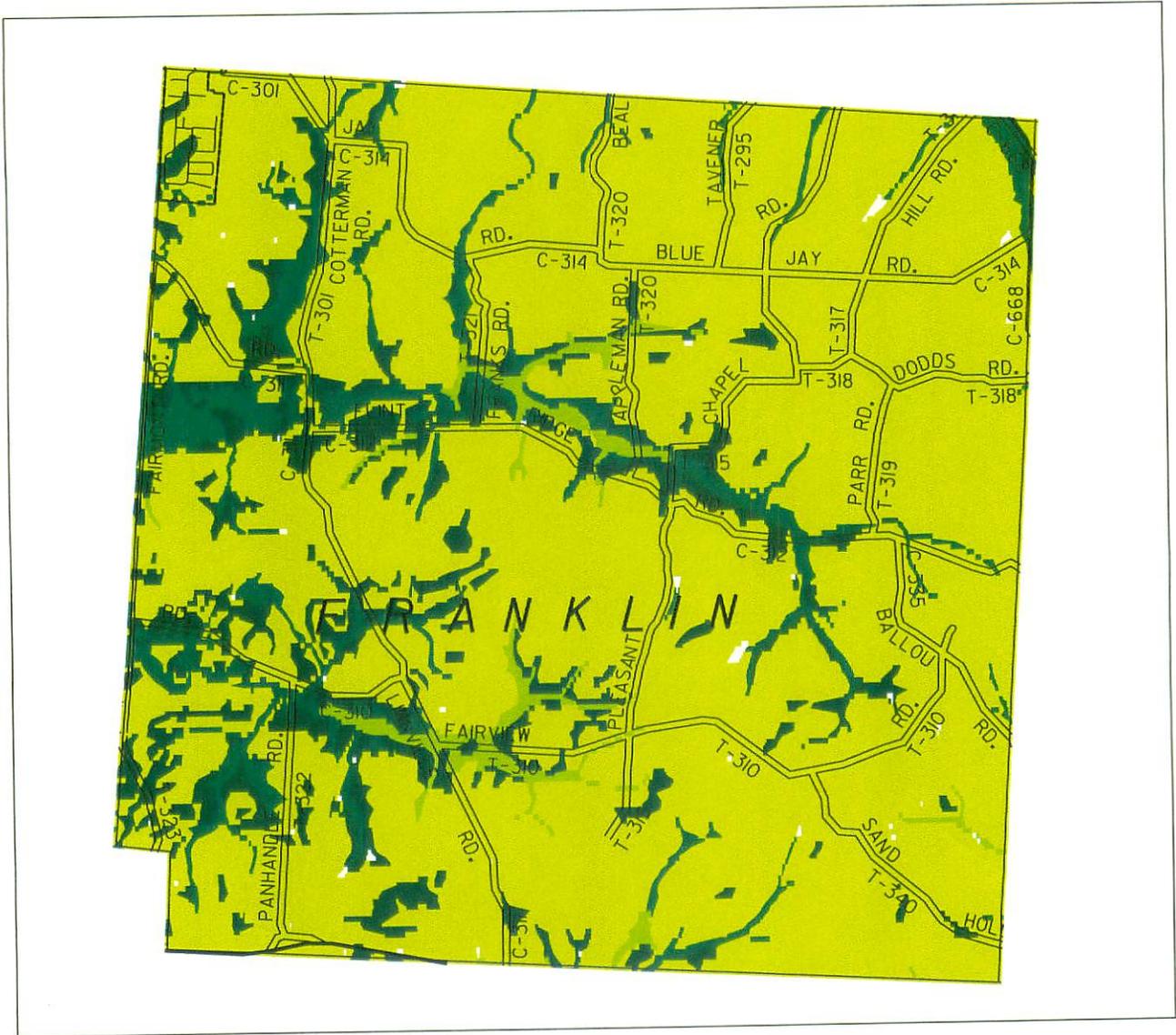
Agriculture

Agriculture is a valued component of the economy as well as the lifestyle of the residents of Licking County and Franklin Township. Most of the farmed areas are in the western half of the county. The farmed areas in the hilly, eastern part are used mainly as pasture or hayland, but some areas are used as cropland. According to the Community Survey, 30.2% of respondents are currently employed in agriculture. Over 60% of respondents indicated that they consider zoning as very important in protecting farmland.

Franklin Township covers 15,593 acres. According to the Licking County Auditor, 4,685 acres are held in active farms and the total crop area is 1,822 acres. The principal crops in the township are corn, soybeans, wheat, some oats, and mixed hay. Figure 4.9 details the areas of the township that are considered prime farmland.

Figure 4.9

FRANKLIN TOWNSHIP PRIME FARMLAND



PRIME FARMLAND

-  NOT RATED
-  NOT PRIME
-  PRIME
-  PRIME WHERE DRAINED
-  PRIME WHERE DRAINED & EITHER PROTECTED FROM FLOODING OR NOT FREQUENTLY FLOODED DURING THE GROWING SEASON

APPROXIMATE SCALE 1" = 1 MILE

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CHAPTER V: TRANSPORTATION

CHAPTER V: TRANSPORTATION

The location of a community in relation to a highway network, its access to rail, and its proximity to an airport helps to determine the type and extent of development that may occur there. In addition, properly prepared transportation and road circulation systems shape community growth patterns.

In places like Franklin Township, located near a major urban area, the efficiency and accessibility of the thoroughfare system determines the amount of time it takes to travel to the urban area for employment, shopping, and services. A reasonable commuting time determines, to a great extent, the degree to which a rural community is converted into a “bedroom community” for those who wish to live in a more rural setting. Due to the recent growth and development in Franklin and other townships in Licking County, there has been a marked increase in traffic on many roads, some of which were not designed to carry large amounts of traffic. It is important to plan for future development and capital improvements to ensure that the township roads are capable of handling growth that may occur.

Streets are classified according to their width, pavement type, access, function, and traffic load. Four major categories of streets are defined below.

Thoroughfares

There is one major thoroughfare located in Franklin Township. US 40 (National Road) runs through Franklin Township for a very short distance in the southwest corner of the township. There are 24.26 miles of township roads in Franklin Township, and 18.9 miles of county roads.

All roadways in Licking County have been classified for congestion prevention and access management purposes.

Expressways carry traffic in very high volumes for long distances at high speeds. High speed travel is possible due to limited access points, large pavement width, and divided traffic flows. Their only function is mobility, with no direct access to land. Non-emergency parking is not permitted. Interstate 70 is an example of an expressway located near Franklin Township.

Arterial Streets carry traffic at moderate to high speeds between or within communities, with the primary function being mobility. Curb cuts, or access points to adjacent land uses exist, but are limited and may have to meet minimum spacing requirements. There are no arterial streets located in Franklin Township. State Highway 37 (Lancaster Road) is an example of an arterial street.

Collector Streets carry, or “collect,” traffic from local streets to arterial streets. They have less traffic volume, lower speed limits, and are narrower than arterials. They may have residential curb cuts. Collector streets may be further categorized into major and minor collectors. Examples of major and minor collectors are U.S. 40 (National Road) and Linnville Road, respectively.

Local/Residential Streets tend to be narrower and shorter than other streets and serve the primary function of direct access to adjacent land uses. Speed limits are low, as is traffic volume. Curb cuts are quite numerous and pedestrian and “children playing” activities are likely. Appleman Road would be an example of a local or residential street.

Table 5.1

Road Number	Road Name	Classification	Approximate Mileage	A.A.D.T.
C.R. 314	Blue Jay Road	Minor Collector	4.62	
C.R. 310	Hirst Road	Local/ Residential	1.80	
C.R. 311	Linnville Road	Minor Collector	4.92	
C.R. 312	Flint Ridge Road	Minor Collector	app 4 miles	
C.R. 335	Ballou Road	Local/ Residential	app 1.2 miles	
C.R. 668	Brownsville Road	Minor Collector	1.54	
T- 301	Cotterman Road	Local/ Residential	1.36	
T- 310	Fairview Road	Local/ Residential	3.55	
T- 295	Tavener Road	Local/ Residential	1.05	
T- 315	Pleasant Chapel Road	Local/ Residential	5.12	
T- 317	Spring Hill Road	Local/ Residential	1.73	
T- 318	Dodds Road	Local/ Residential	1.47	
T- 319	Parr Road	Local/ Residential	.93	
T- 320	Beal Road/ Appleman Road	Local/ Residential	2.24	
T- 321	Franks Road	Local/ Residential	1.1	
T- 322	Panhandle Road	Local/ Residential	1.48	
T- 323	Fairmount Road	Local/ Residential	2.03	
T- 340	Sand Hollow Road	Local/ Residential	1.59	
T- 961	Cinder Tipple Road	Local/ Residential	0.18	

CHAPTER VI: COMMUNITY SERVICES

CHAPTER VI: COMMUNITY SERVICES

Township Government

The township form of government was brought with the original settlers to the New England states around 1620. Twenty-two states have the township form (or similar type) of local government. Townships in Licking County were formed in five mile squares from the Congress Lands 1798-1802 land grant.

Franklin Township, as with all townships in the state of Ohio, is overseen by a 3-member elected board of trustees. The township trustees are elected every 4 years and may be charged with providing artificial lighting for any public road, the care and management of the four Franklin Township cemeteries, providing proper waste disposal, zoning, police protection, fire protection, and the construction, care, and maintenance of township roads as well as ditches and drainage areas.

In order to carry out its duties, the board of trustees conducts twice-monthly township meetings open to the public, as well as attending other township, county, and state meetings as deemed necessary. The board of trustees also supervises and directs the activities of the township fire department, the zoning inspector, the zoning commission, and the board of zoning appeals. Finally, the Trustees preserve order at all township meetings and elections and are available to the public for assistance in any and all problems that may arise.

The Franklin Township meeting hall is located at 11076 Flint Ridge Road SE, near the geographic center of the township. The township garage, housing the township equipment, is also at this location. Directly across the road, the township owns a two acre parcel which it uses to store stone and cinders. Just east of the township hall is the old Franklin Elementary School Building, which the township owns and is currently being converted into a fire station.

The township has one full-time employee and two part-time employees. The township owns one dump truck, one backhoe, one road grader, one large tractor with a mower which is used to mow along the roads, one small roller, and miscellaneous tools and equipment.

Table 6.1

FRANKLIN TOWNSHIP GOVERNMENT			
Government Officials and Boards	Number of Members	Length of Term	Primary Responsibility
Township Trustees	3	4 years	Conduct the majority of the business of the township and ensure and promote health, safety, and welfare of the township
Township Clerk	1	4 years	Fiscal officer and secretary for the Township Trustees
Zoning Commission	5	5 years	Recommendations to the Township Trustees regarding changes to the township zoning resolution
Board of Zoning Appeals	5	5 years	Hear appeals of zoning requests for variances and conditional use permits
Zoning Inspector	1	discretion of Trustees	Enforce the township zoning resolution and issue permits

The Franklin Township zoning inspector is a paid part-time position appointed by the township trustees. The primary responsibility of the zoning inspector is to enforce the township zoning resolution as it exists. In carrying out this function, the zoning inspector reviews applications for zoning permits, conducts on-site inspections to ensure construction conforms to approved applications, investigates complaints and violations, maintains a record of non-conforming uses, and maintains the zoning text and map.

The Zoning Commission consists of five residents of the township appointed by the township trustees to serve staggered five year terms. The Zoning Commission is responsible for making recommendations to the township trustees concerning the interpretation and application of the township zoning resolution and comprehensive plan, as well as conducting hearings on requested district changes and initiating amendments to the zoning resolution. The Zoning Commission should be also involved in planning activities in their area and in keeping the township trustees informed of their deliberations.

The Board of Zoning Appeals (BZA) is a five-member administrative body, also appointed by the township trustees to serve staggered five year terms. The functions of the BZA are to hear appeals from decisions of the zoning inspector and to consider requests for variances and conditional uses as outlined in the township zoning resolution.

Franklin Township Income

Franklin Township, as do many townships, derives its income from a number of sources, all based on activity within the township. The foundation of the funding is based on property taxes. The property

base includes residential and agricultural properties. The property taxes are distributed by the township into two basic funds, the Road & Bridge Fund and the General Fund.

The Road and Bridge Fund monies are used to maintain all township roads, ditches, and bridges. These monies must also be used for safety of the roads, such as for snow removal and ice control.

The General Fund is used to operate all other sectors of township government which includes the actual operating expenses of the township, which include but are not limited to, public safety services, i.e., police, EMS and fire. Franklin Township also receives monies from other sources such as:

- ◆ ***Estate and Inheritance Taxes:*** This is based on a percentage of the total taxes paid on estates or inheritances. These monies are usually in small amounts, and they can be distributed to either the General or the R&B Fund.
- ◆ ***Gasoline Tax:*** The township receives a small amount on all gasoline sold for non-agricultural purposes. These monies only can be distributed to the R&B Fund.
- ◆ ***Motor Vehicle License Fees:*** The township receives a percentage of motor vehicle license fees paid by the township residents and businesses. These monies must all be distributed to the R&B Fund.

Education

An educated population is important to the progressive growth of Franklin Township and so should be considered in the Comprehensive Plan. Cooperation between the schools and community should nurture the development of good citizens who have a basic sense of self-worth, the ability to use logical and critical thinking skills, a desire for cooperative effort, and an appreciation for beauty in nature and the art forms. Residents of the township should be aware of school programs, curriculum, and the physical aspects of structures and their locations.

Location and Population

Franklin Township is located in the Lakewood Local School District. A small portion in the northeastern and eastern sections of the township is considered part of the Licking Valley Local School District (See Figure 6.1). With 2,368 students enrolled in 1997, the district facilitates the communities of Jacksontown, Hebron, and Buckeye Lake, plus the townships of Licking, Union, Bowling Green and Franklin. If class size permits, tuition students are accepted with a yearly fee of \$3,399. Lakewood has open enrollment with the adjoining school districts. At the present time, it houses LEADS Headstart- Buckeye Lake and Flying Colors Preschool. Approximately ten percent of the high school students attend the Licking County Joint Vocational School.

Figure 6.2

Schools	No. of Students 1997	Grade
Lakewood High School	687	9-12
Lakewood Junior High School	596	6-8
Lakewood Middle School	204	5
Jacksontown Elementary School	326	K-4
Hebron Elementary School	557	K-4

Addresses and phone numbers for the Lakewood Local School Board and the individual schools are listed in the Yellow Pages of the Newark Phone Book under SCHOOLS.

Busing

A fleet of 31 buses travels 1,786 miles daily through the mostly rural roads of the district, with transportation included for the disabled and the students who attend non-public schools. The average length of time a student is on the bus is forty minutes. Busing also is provided for extracurricular activities.

Curriculum and Technology

The courses of study follow state models provided by the State Department of Education and approved by the Lakewood Local School Board and the Licking County School Board. Each year three or more courses of study are revised by the staff* who use them to plan their lessons. Classes average a student-teacher ratio of 22 to 1.

* More than 150 certified personnel with an average of 15.86 years of experience and one-third with Master's Degrees

The following provisions are provided for children with special needs:

- Reading Recovery and Title 1 reading classes
- Teacher aides for students in elementary buildings
- Teachers are assigned to work with students during intervention periods at junior and high school
- Speech and language therapists
- Specific learning disabilities resource teachers
- Developmentally disabled resource teachers
- Gifted program with resource teachers for students in grades 4-8

The school district also hires aides:

- to assist teachers by providing extra academic help to students
- to assist students who are physically disabled
- to assist in special education resource rooms

The high school has two computer labs and the middle school has one. The elementary classrooms have 2-4 computers each. The district is in the process of connecting the classrooms to the Internet. The high school labs are financed by one mill designated for technology while the remainder is funded by state grants.

Fine Arts

Music classes and art instruction are provided from kindergarten through seventh grade and at the high school level. Also, music and art appreciation classes and music theory are offered at the high school.

Band instruction begins at the fifth grade level and continues to marching and jazz band at the high school. Acting and theater production is encouraged with the culmination of a theater play each school year. The Fine Arts Festival in May displays the artwork of students and all vocal and instrumental groups perform as well.

Community Involvement

In the lower grades, parents help on a voluntary basis with tutoring, computers, field trips, class parties, and special events. At the high school level, parents are involved with Band Boosters and Athletic Booster Clubs. Parents also serve as advisors for the district's Odyssey of the Mind teams.

Parent-teacher organizations function at Hebron and Jacksontown Elementary and Lakewood Middle School.

Lakewood continues to expand their partnerships with local businesses such as Dow Chemical, The Ohio Department of Transportation, The Ohio Department of Natural Resources, Boeing, and Licking Memorial Hospital. Other companies that have assisted the district include Ecolab, Communicolor, Safety Kleen, Diebold, and Park National Bank. These businesses are considered valuable resources to supplement and strengthen the curriculum.

Recent Achievements

- Hebron Elementary and Lakewood Junior High have land labs for environmental education instruction.
- The fifth grades participate in the Dawes program for ten school days.
- Jacksontown School won first place in the Licking County Recycling Rally.
- Reading Recovery at Jacksontown was awarded The Ohio Best Practice Award.
- DARE program is utilized in the Middle School and Jacksontown Elementary. Hebron will be added this year.
- Lakewood Middle School and Hebron Elementary received the Hall of Fame Award for Ohio Right to Read Week by the State Department of Education.
- Hebron Elementary participated in Jump-for-Heart Jump-a-Thon for the American Heart Association.
- Hebron Fire Department presented programs to K-4 students and held a coloring contest during Fire Prevention Week.
- Lakewood Junior High earned first place in Project Clean Sweep sponsored by the Licking County Litter Prevention Office.
- The sports program continues to excel as many boys and girls participate in district, regional, and state contests.

Budget

Residents of Franklin Township pay 42.60 mills from their property taxes, which is one of the lowest in the county, to fund Lakewood Local Schools. The Newark Industrial Park and the Mid-Ohio

Industrial Park contribute more than half of the local share of the schools' operating expenses through tax dollars.

All of the current school buildings are paid for, however, due to rapid growth in recent years, housing conditions for students have become overcrowded. Additions to existing buildings and the construction of the middle school were paid for out of operating funds. A 1995 study projects an enrollment of 2465 by the year 2000. The last operating tax levy passed by the community was in May of 1993.

Other Educational Opportunities

For those residents who choose not to use the public school system, the yellow pages in the phone book list several parochial schools, Christian academies, day care centers and pre-school programs in the nearby cities of Heath and Newark. For those seeking a higher education, branches of the Ohio State University and the Central Ohio Technical College are located in Newark as well as branches of Ohio University located in Zanesville and Lancaster. For the adults that wish to continue learning, there are classes offered in continuing education at the Licking County Joint Vocational School in Newark and at the YWCA and YMCA.

Churches

The following churches are located in Franklin Township

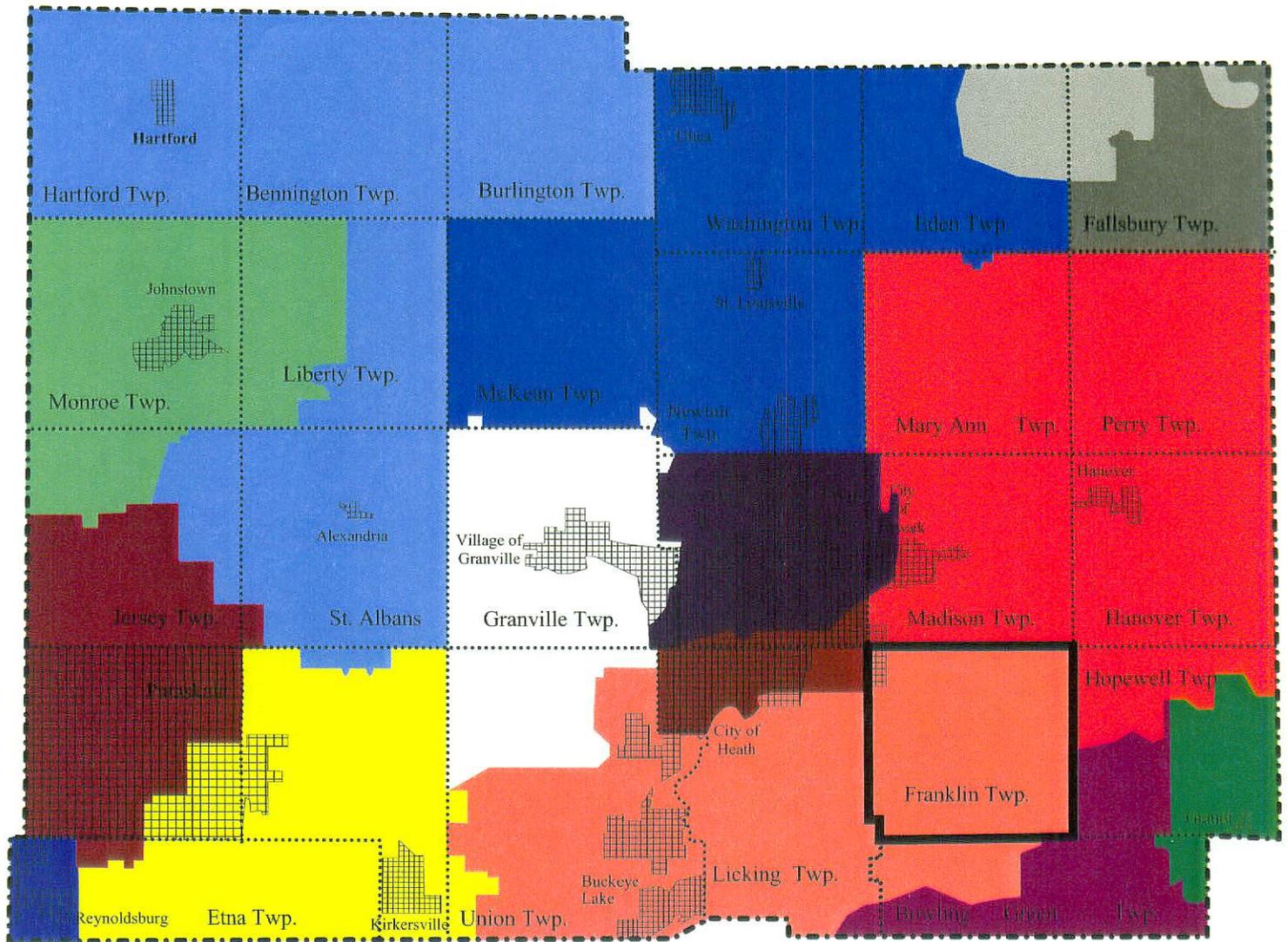
St. John's Lutheran Church
6400 Linnville Road SE
Newark, OH 43056

Linwood Baptist Church
8627 National Road SE
Thornville, OH 43056

Mt. Carmel Christian Union Church
Brownsville Road SE
Newark, OH 43056

Figure 6.1

LICKING COUNTY SCHOOL DISTRICTS



Newark Public Library System

Locations: The Newark Public Library, established in 1908, provides library services to Licking County residents in five (5) community facilities, two (2) in Newark, and one (1) each in Hebron, Johnstown, and Utica. At the end of 1996, there were 272,404 items in the library inventory, including 12,377 videos, and 7,905 compact disks and audiocassettes. Through the Library's Computer Catalog, which also includes the holdings of the public libraries in Alexandria and Granville, users may place Holds on most items and have them delivered to any library location. Through a county-wide delivery system, materials may also be borrowed from the public libraries in Homer and Pataskala. Materials not owned by the libraries in Licking County may be borrowed from other libraries in the United States through Inter-Library Loan. This service is available at all Newark Public Library locations.

Outreach Services: The Newark Public Library's Outreach Department provides library services to borrowers who are not able to go to one of the branches. The Bookmobile has regular stops throughout the county to areas that are not serviced by a regular library facility. The Bookmobile stops at township schools, preschools, small communities, neighborhoods, and senior centers, including the Franklin Township Fire Station. Other Outreach programs include:

- A0 The Alpha Connection - delivery of deposit collections to senior facilities
- B0 Red Carpet Service - delivery of materials to homebound individuals
- C0 Talking Books Service - registration and access to recorded materials for the visually or physically disabled.

Borrowing: Most materials may be borrowed for fourteen (14) days. Entertainment videocassettes may be borrowed for two (2) days. Loan periods for materials borrowed from the Bookmobile may vary. A fine per day is charged for each item that is kept past the due date, except for materials borrowed from the Bookmobile. Most items may be renewed two (2) times, either in person, by telephone, at a public catalog terminal, or by personal computer by dialing into the catalog from home. Items that cannot be renewed are: items on Hold, holiday materials (in season), videocassettes, films, and Inter-Library Loans. Borrowing privileges may differ at other public libraries in the county.

Registration: Registration is free, and a library card must be presented to borrow library materials. It may be used at any Newark Public Library location. The first card issue is free; replacement cards are currently \$1.00. Each borrower must apply in person at any Newark Public Library location, and fill out an application form and a Responsibility Form. A parent or guardian must sign for anyone under 18 and must sign a Responsibility for Minor Card. Adult applicants and adults who are responsible for minors must present an acceptable form of identification to verify address and age.

Disabled-Accessible Facilities: Currently, the Emerson R. Miller Branch is the only library facility that is accessible to persons with disabilities. A few materials in Braille are available at the Main Library, and this facility also has some staff members that have had some training in sign language. There is no Telecommunication Device for the Deaf (TDD) service.

On-line Services: The holdings of all of the facilities in the Newark Public Library System, plus the public libraries in Alexandria and Granville, are available in the Computer Catalog which may be used at terminals in each location. Users also may dial into the database by using a personal computer and modem

from any remote location. Through dial access, users also may place their own Holds and renew their own items.

Access to a text-based version of the Internet is currently available on the Computer Catalog and through dial-access. A graphics-based version will be available the summer of 1997 using the OPLIN (Ohio Public Library Information Network) service. One OPLIN terminal will be located in each library location. The policy for Internet users will be posted at each library location, and a time limit for users will be established to ensure that Internet service is available to as many users as possible.

Locations, Phone Numbers, and Hours

LOCATION	Days	Hours:
Newark Main - 345-8972 Supervisor: Wilma Lepore 88 West Church Street, Newark, OH 43055	Monday through Thursday Friday and Saturday Sunday (Oct-Apr)	9-9 9-5:30 1-5
Emerson R. Miller Library - 344-2155 Supervisor: Kay Bork 990 West Main St., Newark, OH 43055	Monday through Thursday Friday and Saturday	9-9 9-5:30
Hebron - 928-3923 Supervisor: Pat Walters 116 East Main Street, Hebron, OH 43025	Monday through Friday Saturday	1-6 9-1
Johnstown - 967-2982 Supervisor: Shirley Beam 1 South Main Street, Johnstown, OH 43031	Monday Tuesday, Thursday, Friday Wednesday Saturday	1-8 12-7 3-8 9-12
Utica - Hervey Memorial Library 892-2400 Supervisor: Dorothy Layton 15 North Main Street, Utica, OH 43080	Monday, Wednesday, Friday Tuesday Saturday	10-5 12-7 9-2

Please call the location of your choice to verify current operating hours.

Outreach Services (including Bookmobile) 344-2155

Libby Moore, Head of Outreach Services,
Peggy Baker, Bookmobile Supervisor.
Offices are located at Emerson R. Miller Library,
990 West Main Street, Newark.

Licking County Genealogical Library

743 East Main Street
Newark, OH 43055

Franklin Township Parks and Recreation

Franklin Township has great natural beauty, which is one of the main reasons that people reside here. The rural atmosphere and way of life are responsible for holding many lifelong residents in the area, as well as attracting new residents to choose the township for their home. The open farmlands and woodlands provide an excellent environment for the young and old alike, and you can find many second and third generations staying in the area. A drive through the township will make it obvious why so many people are purchasing property in this scenic township. The lands within the township have been well maintained over time, and we owe a debt of gratitude to the many people that have tended the area over the generations.

The question facing the current residents of the township is how to preserve the natural rural beauty of our township while it rapidly develops. At the present time, it appears that there is no organized plan for ensuring that portions of the township are developed for future recreational use, although there is a group of citizens attempting to build a playground, and build an outdoor basketball court at the Franklin Township Fire Station. One could easily imagine how the township could become one large housing development with very little open space and rapidly disappearing woodlands and farmlands. Franklin Township has experienced rapid development in the past ten years, and most of the signs point to further housing growth. Do we want to develop a plan that sets aside portions of our township for parks and other recreational uses, or let chance be the designer of our space?

Taft Reserve is located in Franklin Township and provides trails for hiking and horseback riding. The entrance and parking lot are located on Flint Ridge Road. The reserve offers woodland trails that cross several meadows. The park is open from daylight until dark most days, and the entrance to the parking lot is locked at night. The reserve offers a great opportunity for people to enjoy horseback riding in Franklin Township. The Taft Reserve is operated by the Licking County Park District.

The old Franklin Elementary School is owned by Franklin Township, and has been renamed the Franklin Township Fire Station. For several years, people have been exploring the possibility of creating a community center at this location. The building has been utilized as an activity center over the past years, but presently there are no recreational programs offered. It provides a great beginning for future community use. The former elementary school is located on Flint Ridge Road next to the Township Hall. The Township Hall has held many events over the years for the residents as well as visitors to Franklin Township. The Grange activities take place there, as do township meetings, area club meetings, reunions, and various social functions. The hall has been great host over the years and has provided the community with a gathering place. This is the official polling place for the residents to vote.

Currently, there are no public or private playgrounds, or sports fields within the township. There are, however, many recreational sites and facilities within the county which Franklin Township residents enjoy.

- I Flint Ridge Park is located on Flint Ridge Road near Brownsville Road. The park has a spacious grassy area for picnics where children can play. A shelter house is currently under construction. There are hiking trails and a museum that highlights the history of the park and surrounding area. The facility is managed by the Ohio Historical Society.

- II Blackhand Gorge is located in nearby Hanover Township, and offers many outdoor activities, including its well known hiking and biking trail that runs from Brownsville Road to Toboso Elementary School.
- III There is a well equipped playground in Brownsville. Brownsville Community Playground is located on Brownsville Road (668) where it intersects National Road (US 40).
- IV Buckeye Lake State Park and Dillon Reservoir offer a full range of water activities as well as picnic and swimming areas. Dawes Arboretum is easily accessible to Franklin Township. The park consists of 1149 acres including nature trails, private fishing, picnic areas, and a nature center. The arboretum offers unique bird habitats, beautiful trees, and well manicured gardens.
- V The T.J. Evans Foundation bike path runs from Johnstown to Newark and into Madison Township. It is utilized year round for hiking, jogging, skating and biking. The trail is well maintained and easily accessible.
- VI Other recreational sites include Infirmity Mound Park on State Route 37, which is operated by the Licking Park District, the Hebron Fish Hatchery, and Newark YMCA & YWCA, and The Wilds, located in nearby Muskingum County.

CHAPTER VII: GOALS AND OBJECTIVES

CHAPTER VII: GOALS AND OBJECTIVES

LAND USE

Goals:

1. Preserve the rural atmosphere through orderly development which positively impacts on the present surroundings.
2. Establish land uses appropriate to the geology that protect and enhance the environment, economic value, and aesthetics of the township.
3. Coordinate and balance development with that in adjacent townships.

Objectives:

1. Maintain and protect the environment and natural resources.
2. Encourage and protect continuing agricultural use of the land.
3. Establish minimum lot sizes based upon ground water supply and recharge rates.
4. Establish lot sizes appropriate to zoned land uses.
5. Perform periodic revisions of the Zoning Code every five (5) years so that it is responsive to current problems and concerns.
6. Review Comprehensive Plan and land use maps every five (5) years in order to maintain consistency with changing demographics and development trends.
7. Make periodic reviews of geologic information supplied by the county and state and make appropriate modifications to recommended land use.
8. Develop and promote strong lines of communication between citizens and all levels of government.
9. Encourage communication, cooperation, and coordination between governments of adjacent townships about land use, development, zoning, and community facilities and services.
10. Communicate and work with adjacent municipal governments to achieve acceptable annexation policies.VII.

COMMUNITY SERVICES

Goal: Provide services appropriate to resources and population.

Objectives:

1. Limit population density by discouraging centralized water and sewer.
2. Provide basic emergency services.
3. Improve fire and emergency medical service response times.
4. Improve response times for the sheriff's office.
5. Work with public utility companies to provide residents the best access, economy and locations of rights-of-way.
6. Develop a quarterly township newsletter.
7. Promote recycling.
8. Maintain ongoing reviews of the tax base needed to maintain and improve community services.

PARKS AND RECREATION

Goal: Provide community areas appropriate to resources and population.

Objectives:

1. Promote properties such as the Taft Reserve.
2. Encourage citizen participation in selection of sites and funding methods. Promote the development of a playground.
3. Accommodate the needs and desires of the largest number of residents possible, but also consider the needs of people of all ages and abilities.
4. Require new housing developments to provide recreational areas where appropriate.
5. Encourage bike trail connectors within the Licking County system.
6. Identify and preserve historic sites.

NATURAL RESOURCES

Goals:

1. Protect the quality of the air and the ground water.
2. Prevent erosion.
3. Encourage the protection of significant wildlife habitat.

Objectives:

1. Establish minimum lot sizes based upon ground water supply, recharge rates, soil conditions, slopes, and other appropriate considerations..
2. Permit only low density residential development in those areas that have limited ground water recharge capability according to the recommendations supplied by the Ohio Department of Natural Resources Division of Water.
3. Prohibit land uses that could pollute or otherwise contaminate ground water.
4. Encourage the preservation of existing woodlands.
5. Encourage residents to retain and replant varied vegetation to provide wildlife habitats, protection from soil erosion, and to maintain good ground water and air quality.

TRANSPORTATION

Goal: Promote safe and orderly traffic flow that can accommodate the needs of present and future development.

Objectives:

1. Develop a long term plan to hard surface all roads within the township.
2. Allow through-truck traffic on designated routes only.
3. Require an assessment of adequate road capacity prior to any new developments.
4. Encourage extensions of the Licking County bike trail system through our township.
5. Maintain ongoing reviews of the tax base needed to maintain and improve transportation.

RESIDENTIAL DEVELOPMENT

Goals:

1. Maintain and improve economic value of current residential properties, while also maintaining the rural atmosphere.
2. Development growth must proceed in an orderly manner.

Objectives:

1. Restrict development that could be harmful to ground water supply and recharge rate.
2. Set minimum lot sizes and uses that preserve ground water quality and the rural atmosphere.
3. Set minimum standards for all new construction designed to maintain aesthetics and improve property values.
4. Group any non-residential developments and buffer from residential areas.
5. Limit proximity of driveways on major routes.
6. Require subdivisions to provide recreation areas within the development.
7. Improve communication between township and county governments, Realtors and developers.

COMMERCIAL AND INDUSTRIAL DEVELOPMENT

Goal: Development in commerce and industry is not desired, but may be permitted on a limited basis if not in conflict with land use goals.

Objectives:

1. Require the applicant to supply all Federal and State permits prior to the Township issuing a zoning permit.
2. Require development of adequate water and sewer services to service the site of any proposed new commercial or industrial development.
3. Require a traffic impact study and environmental assessment study to be performed prior to any new development. The costs of these studies are to be borne by the developer.
4. Direct development to compact strategically located areas to minimize the impact on the surrounding land uses.
5. Promote the compatibility of commercial and industrial facilities to the surrounding environment by requiring landscaping, signage, architecture, and design that not only buffers, but softens the impact on adjacent housing. This will include, but is not limited to, minimizing lighting, noise, and negative impact on the water table.
6. Require development of appropriate road access.
7. Prevent developments that would unduly restrain current safety services.
8. Require adequate parking.
9. Coordinate development with adjacent townships.

CHAPTER VIII: PUBLIC INPUT

CHAPTER VIII: PUBLIC INPUT

Public Input for the Franklin Township Comprehensive Plan was gathered by three methods: a community survey sent out in July 1997, a Nominal Group Technique (NGT) held during September 1997, and a public hearing in November 1998. In addition to the regularly scheduled monthly meetings of the committee, the three methods of gaining public comment produced a rich source of information that provided the foundation for the plan. By receiving so much public input, the township and the village were able to build the plan from the grassroots level.

Community Survey

The Franklin Township Community Survey was conducted summer 1997. Franklin Township had a response rate of approximately 30%. Franklin used the Licking County Board of Elections mailing list.

The survey was conducted in an effort to gain a more complete picture of the community and to gather information about the citizen's opinions, needs, and concerns with regards to improving their quality of life over the next twenty years. Highlights of the surveys are as follows:

- The Franklin Township Survey was conducted during late summer 1997. The township sent out 700 surveys; 208 were returned, providing a 30% response rate.
- The majority of the township residents responding have lived there for longer than 11 years. The average years of residence was 16.5 years.
- Nearly one third of the respondents (31%) are between the ages of 45 and 64.
- Over thirty percent (30%) of those responding work in Newark
- The majority of residents responding (72%) own 20 acres or less in the township. The numbers in this group were divided as follows:

Less than 2 acres	18%
2-5 acres	30%
6-20 acres	25%
- 30% of those answering the survey currently work in agriculture in Franklin Township.
- Being close to nature was the number one reason (20%) people cited for living in Franklin Township.
- When asked what the minimum lot size should be in Franklin Township, the numbers were fairly evenly divided between 2 acres (38%) and 5 acres (36%). The current minimum lot size in the Agricultural District is 2 acres with 200 feet of road frontage.
- The majority of those responding to the survey (76%) felt that Franklin Township needed no additional housing, and when asked in what price range they would like to see more housing, 49% responded in the same manner.

- 57% of the residents responding stated that township zoning was the most appropriate way to maintain the rural atmosphere of Franklin Township.
- When asked about which types of nonresidential development they would like to see in Franklin Township, 63% of respondents stated that they do not wish to see any commercial development, and 68% do not wish to see any business or industrial development.
- A majority of respondents were very concerned about increased traffic, signs and billboards, appearances of businesses, home occupations, and disabled vehicles. The majority responding were somewhat concerned about high density housing in Franklin Township.
- When asked which roads needed to be addressed, the majority of respondents (49%) stated that maintenance of existing township roads was most important.
- 94% of those responding do not utilize the bus service.
- Regarding services needed in Franklin Township, residents felt that a fire department (19%) was the most important. Other services which residents stated as important were toll free calling to Licking County, recycling, and cable TV.
- There were several items which respondents indicated that they would support through an additional tax. An area fire district (16%), improving emergency service (15%), road levies (14%), and improving schools (11%) were cited as desired items.
- When asked about the possibility of central water and sewer, 74% of the respondents stated that they would NOT support central water and sewer service.
- When asked what type of parks and recreation facilities they wanted to see in Franklin Township, 45% of the respondents indicated that they would like to see open space.
- 47% of respondents stated that they had an adequate understanding of the township government; 19% stated that they had a good understanding, and 35% have little understanding of township government.
- 70% of respondents wish to learn about the township through township reports, 12% thought that attending meetings would be the best way to learn, 6% were interested in membership on township committees, and 13% were not interested in learning more about Franklin Township.

Nominal Group Technique

Nominal Group Technique (NGT) is a method of structuring small group meetings. It allows individual judgments to be effectively pooled in situations where uncertainty or disagreement exists about the nature of a problem and its possible solutions. The process has been extensively used in business and government and has proven especially beneficial in fostering citizen participation in program planning.

The technique is helpful in identifying problems, exploring solutions, and establishing priorities. It works particularly well in “stranger groups” where it is important to neutralize differences in status and verbal dominance among group members.

On September 24, 1997, a public hearing/ Nominal Group Technique (NGT) was held for Franklin Township residents at the Franklin Township Hall. This meeting produced many issues which the residents felt were important.

Franklin NGT Ideas

Transportation

1. Speed limits for safety
10. Increased traffic from major subdivisions should be addressed ahead of time
11. Road drainage/ runoff
12. Widen County roads
13. Maintain existing speed limits
14. Township roads need widening, hard surfacing, and ditches
15. Limited access to major arteries
16. Do not improve roads
17. Garbage trucks and school buses cause problems
18. Bridge replacement and repair

Services, Utilities, Education

1. Fire and emergency Services- faster response time, township based
2. Concerned about lot size- water & sewer impacts with growth
3. Better choice of services/ utilities, but not at cost of losing rural community
4. Place school in township (closer)
5. Educational programs in township
6. Newsletter re: meetings and events
7. New/ expanded school buildings to prevent overcrowding
8. Minimum/ maximum grade for driveways-avoid runoff problems
9. Too many utility poles-prefer them buried, camouflaged, etc.
10. Connect historical township sites
11. Playground at Franklin school
12. Curbside recycling within township
13. Junk concerns- remove
14. Road cleanup program
15. Wetlands preservation/ criteria
16. Historical/ cultural site preservation

17. More activities at Taft Reserve
18. Availability of Natural Gas
19. Toll free calling county wide
20. Awareness of bookmobile/ library services
21. Disaster service area
22. Twp. Park in conjunction with the church w/ ballfields
23. Community center to create community sense

Parks & Recreation, Natural Resources and Environment

1. Keep water supply clean, whatever it takes- protect from development
2. Lot sizes need to be maintained to preserve rural atmosphere
3. More parks means more taxes
4. Development may threaten water table
5. Preserve environment- no pollution from dumps or factories
6. Maintenance of existing county park- who is maintaining, what is the cost?
7. Given current population, number of parks is adequate
8. Telecommunications towers
9. Township roads- trustees
10. Effect of local gas wells on water supply, county should work with state
11. Restoration of gas well sites

Housing, Commercial and Industrial Development and Agriculture

1. Losing too much farmland
2. Preservation of agricultural land
3. Less than 200 acres being used as agricultural- need more
4. Need to look at type and location of allowed commercial uses
5. Impacts of increased traffic from development
6. Market demand dictating housing
7. How is the township going to handle the by-products of industry? Should this be a determining factor?
8. Monitor runoff and drainage problems caused by development
9. Make sure environmental regulations are enforced
10. Maintain zoning restrictions for building sizes and code
11. Ensure adequate access to residences
12. Allowing trailers as residential- not desired
13. Prefer not to have “mega” agricultural-industrial users
14. Keep lot sizes greater than 2 acres
15. Benefits of light manufacturing
16. Impacts of more septic systems as development occurs
17. Make sure that residential, etc., are strictly defined in zoning
18. Need detailed future land use map
19. Minimal industrial to preserve rural atmosphere

SUMMARY:

Concern over the impacts of development (location, runoff, traffic, etc.)
Desire to see farmland preserved
Maintain or improve housing standard (access, size, location, quality)
Do not want “mega” commercial, industrial, agricultural users
Support smaller commercial ventures, light manufacturing, etc.
Need for a detailed future land use map to guide development

CHAPTER IX: LAND USE

CHAPTER IX: LAND USE

The following pages contain the Existing Zoning Map, the Existing Land Use Map, and the Future Land Use Map. The future land use map is the most important factor in Franklin Township's comprehensive plan. How we use the land, whether for homes, recreation, farming or for businesses can impact both the natural resources and adjoining land owners. Managing the public and private use of land can help to prevent misuse of the land, while maintaining the rural character of a community. The intent is not to control a person's right relative to land, but to promote the general welfare of the public.

Managing land use has been a practice since before the advent of zoning. Local officials have the powers, including zoning, which provide them with the tools to manage land while protecting the health, safety, and general welfare of the public. Zoning is the primary means of implementing plans and affecting change in a community.

In a rural environment where central water and sewer are not available, the need to properly manage the use of the land is critical. Sensitivity to natural constraints, such as poor drainage, will reduce the impact of development on adjoining land owners. The lack of water and sewer reduces the range of possible land uses. We are forced, then, to relate land use to the natural environment and, secondly, to the potential growth trends of neighboring municipalities.

OVERVIEW OF DEVELOPMENT STRATEGIES

The Franklin Township Comprehensive Plan provides a series of development policies for the community. These policies were developed based on current community conditions and residents' goals for the area. The plan is intended to provide general guidance to officials making land use decisions. The plan is the basis and justification for specific development controls, such as zoning. The Zoning Commission, Board of Zoning Appeals, and Board of Township Trustees can use the plan to assist them in making informed choices regarding proposed changes in land use. The following development strategies, along with the Future Land Use Map, give a general overview of the policies developed within this plan.

AGRICULTURAL

Most of Franklin Township is presently used for agriculture and provides the rural atmosphere enjoyed by the residents of Franklin Township. The purpose of the Agricultural District is to provide an area for agricultural pursuits protected from infringement of unguided urban development; to create and preserve a setting for rural small estate residential development; and, to conserve areas physically unsuitable for intensive development.

- These are rural areas of scattered residential development on lots of five (5) or more acres. It also includes farming residences and agricultural uses including crops, and animal husbandry.

SINGLE-FAMILY RESIDENTIAL

This land use designation allows for single-family homes at a higher density. This higher density of residential use in these areas assumes that township-wide centralized sewer and water facilities are available, and that private wells and septic systems would not be required to service the residences.

- These are the residential areas of clustered housing development or subdivisions. Lot sizes are usually two acres (2 acres).

COMMERCIAL

Commercial development is intended to serve a more local market area. General commercial businesses are more likely to serve both residents of the areas, as well as persons who are visiting or passing through the area on their way to another destination. Commercial development at any location should be of a comprehensive, compact, and unified in nature. Strip commercial establishments will be prohibited. Access management principles (such as acceleration and deceleration lanes), landscaping and screening, and design standards should all be considered before any commercial development is permitted.

- If commercial development occurs, it will be located in the southern portion of Franklin Township, east of the intersection of National Road (US 40) and Linnville Road. This location was chosen because of its close proximity to Bowling Green Township's commercial area. Lot sizes for commercial development will be based upon the availability of water and sewer facilities.

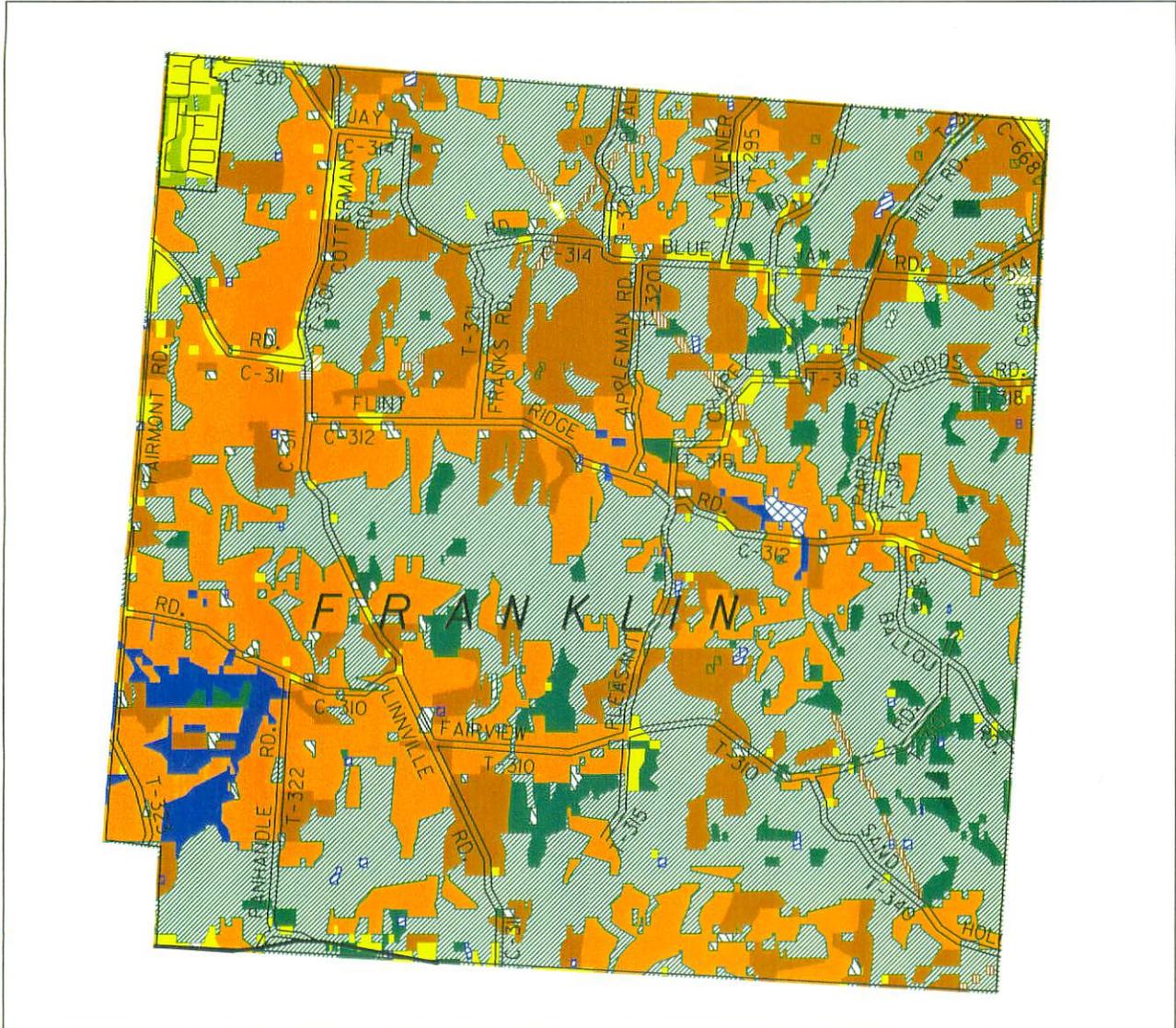
MHP - MANUFACTURED HOME PARK DISTRICT

The purpose of the MHP District is to provide for the development of a manufactured home park in a well-planned environment. Manufactured home parks shall comply with regulations of Chapter HE-27 of the Ohio Sanitary Code, and the Licking County Subdivision Regulations.

- The southwestern corner of Franklin Township west of Fairmount Road would be the area in which a manufactured home park district could be located. Lot size determination will be based upon the availability of water and sewer facilities. The minimum manufactured home park size will be ten (10) acres.

FRANKLIN TOWNSHIP GENERALIZED LAND USE

Figure 9.1



LAND USE CLASSIFICATION

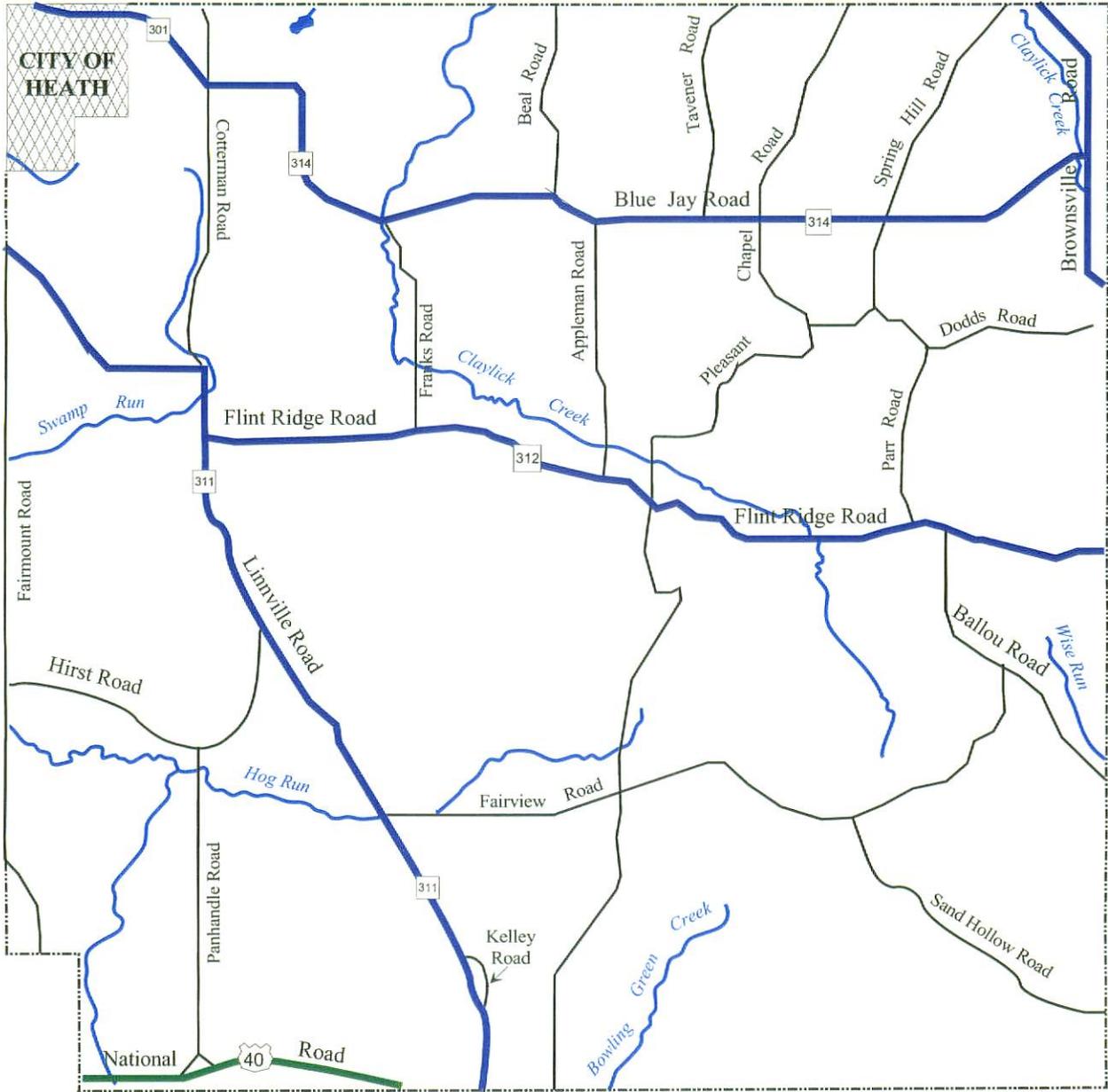
	RESIDENTIAL		SAND AND GRAVEL PITS
	MULTI-UNIT APARTMENTS		RELIGIOUS
	MOBILE HOME, TRAILER PARKS		ELECTRICAL UTILITIES
	COMMERCIAL SERVICES		UNDEVELOPED
	EDUCATIONAL		CEMETARIES
	GOLF COURSES		FARMSTEADS
	CROPLAND		STREAMS AND CANALS, LAKES
	PASTURE		RESERVIORS
	TRANSITION AREA		
	DECIDUOUS FOREST LAND		
	FORESTED WETLANDS		
	NON-FORESTED WETLANDS		

APPROXIMATE SCALE 1" = 1 MILE

Prepared by
Licking County Commissioners Office
Geographic Information System
July 1998

Figure 9.2

FRANKLIN TOWNSHIP CURRENT ZONING

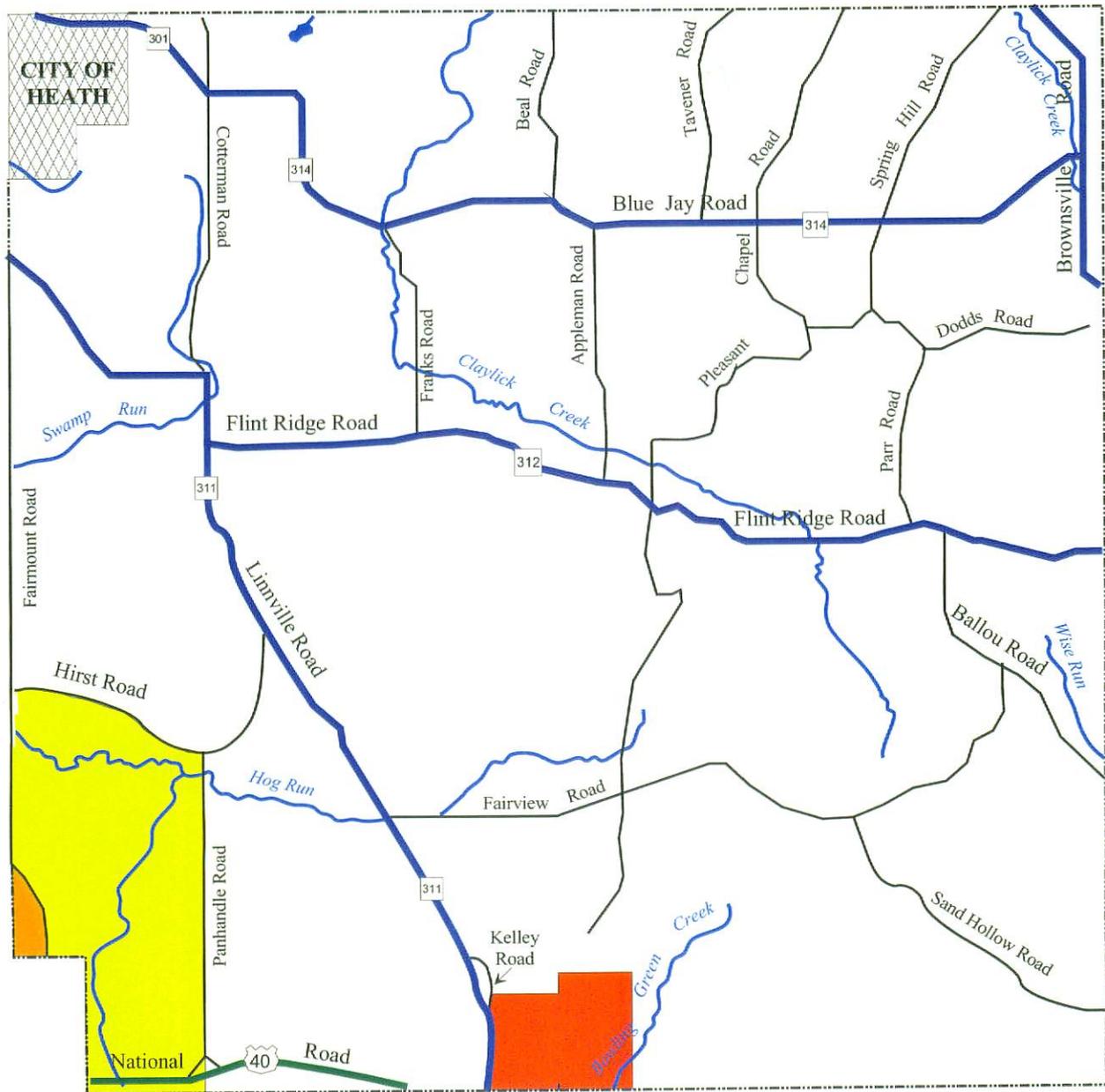


LEGEND

 Agricultural

Figure 9.3

FRANKLIN TOWNSHIP FUTURE LAND-USE



FUTURE LAND-USE

- | | | | |
|---|------------------------|---|---------------------------|
|  | Agricultural |  | Single Family Residential |
|  | Manufactured Home Park |  | Commercial |

APPENDICES

APPENDIX A: COMMUNITY SURVEY AND SURVEY RESULTS

FRANKLIN TOWNSHIP COMMUNITY SURVEY

Franklin Township Planning Committee

Township Trustees

Glenn Sickles, Chair of Trustees
12376 Flint Ridge Rd., N.E.
Bill Kagle
6607 Parr Rd., S.E.
Dave Lang
12634 Fairview Rd., S.E.

Licking County Planning Commission

Jerry Brems, Director
Cheryl D'Alessio & Lee Brown, Planners

Appointed Officials

Tom Mason, Chair of Committee
Clyde Kyle (Zoning Inspector)
Shirley Laymon - Secretary of Committee
(Board of Zoning Appeals)
Pat Walrath (Zoning Commission)
Russell Smith (Zoning Commission)

Volunteer Citizens

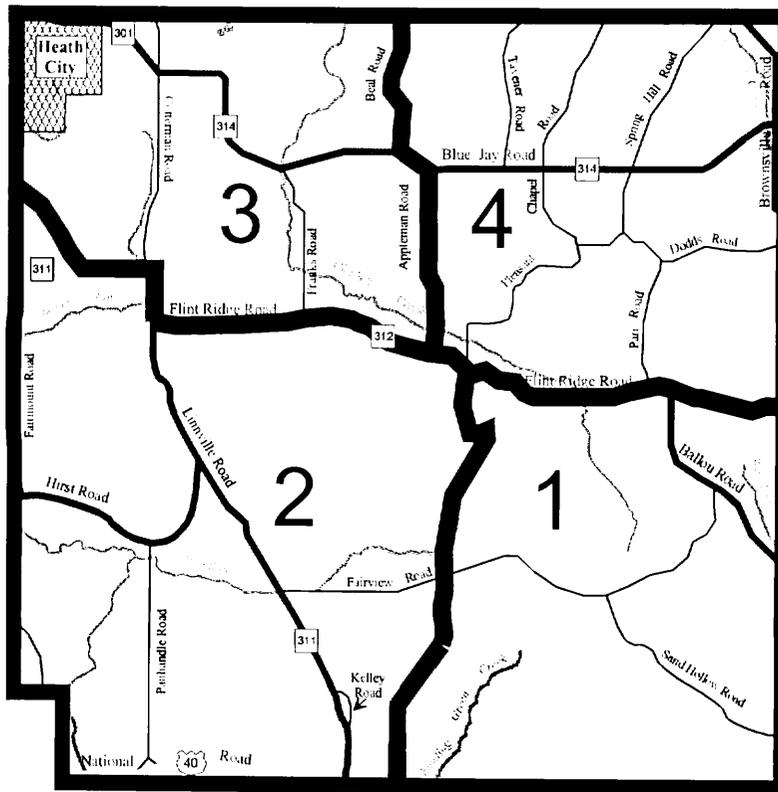
Barb Sines
Gary Steinen

Only one survey per person: If an additional member of your household would like to complete a survey, please pick up survey at the residence of any township trustee.

GENERAL INFORMATION

1) Circle the number for the appropriate section of Franklin Township in which you live.

FRANKLIN TOWNSHIP



- 2) a) How many years have you lived in Franklin Township? _____
- b) Do you own property in the township, but live outside the township? Yes _____(1) No _____(2)

3) How many individuals (including yourself) fall into each of the following age groups that are living in the household (*If another member of your household is completing a survey, please only answer this question once!*)

- | | | | |
|----------------|-----------------|-----------------|---------------|
| (1) _____ 0-5 | (3) _____ 13-18 | (5) _____ 25-44 | (7) _____ 65+ |
| (2) _____ 6-12 | (4) _____ 19-25 | (6) _____ 45-65 | |

4) a) How many members of your household work in the following geographic areas?

- | | |
|---|--|
| (1) _____ Franklin Township | (8) _____ Columbus |
| (2) _____ Newark | (9) _____ Elsewhere in Franklin County |
| (3) _____ Heath | (10) _____ Lancaster |
| (4) _____ Granville | (11) _____ Fairfield County |
| (5) _____ Elsewhere in Licking County | (12) _____ Retired |
| (6) _____ Zanesville | (13) _____ Unemployed |
| (7) _____ Elsewhere in Muskingum County | (14) _____ Other _____. |

b) If you or a member of your family is employed in **Franklin Township**, what type of job is it (please number all that apply)?

- | | |
|------------------------|----------------------------|
| (1) _____ Agriculture | (3) _____ Home Occupations |
| (2) _____ Construction | (4) _____ Other _____. |

5) If you are involved in agriculture in Franklin Township, how many acres do you farm?

- | | |
|----------------------------|-------------------------|
| (1) _____ 10 acres or less | (4) _____ 101-300 acres |
| (2) _____ 11-50 acres | (5) _____ 300-500 acres |
| (3) _____ 51-100 acres | (6) _____ 500+ |

6) How many acres do you own/rent?

- | | |
|-----------------------------|--------------------------|
| (1) _____ Less than 2 acres | (4) _____ 21 - 50 acres |
| (2) _____ 2 - 5 acres | (5) _____ 51 - 100 acres |
| (3) _____ 6 - 20 acres | (6) _____ Over 100 acres |

7) Check the major reason(s) you enjoy living in Franklin Township.

- | | | |
|------------------------------|-------------------------------|--------------------------------------|
| (1) _____ Close to nature | (5) _____ School system | (9) _____ Employment Opportunities |
| (2) _____ Low crime rate | (6) _____ Clean environment | (10) _____ Quiet area for retirement |
| (3) _____ Lack of congestion | (7) _____ Friendliness | (11) _____ Other _____. |
| (4) _____ Low cost of living | (8) _____ Low housing density | |

HOUSING

8) In Franklin Township, what should the minimum lot size be for a residence **without** central water and sewer?

- | | |
|-------------------|---------------------|
| (1) _____ 2 acres | (4) _____ 10+ acres |
| (2) _____ 3 acres | (5) _____ Other |
| (3) _____ 5 acres | |

9) Franklin Township needs more of which type(s) of housing development (check all that apply)?

- | | | | |
|-----------|------------------------------|-----------|---------------------------------------|
| (1) _____ | Single family | (4) _____ | Rental residential |
| (2) _____ | Two family | (5) _____ | None, the housing supply is adequate. |
| (3) _____ | Multi (more than two) family | | |

10) In what price range would you like to see more housing (check one)?

- | | | | |
|-----------|---------------------|-----------|-------------------------------|
| (1) _____ | Less than \$80,000 | (4) _____ | Over \$200,000 |
| (2) _____ | \$80,001 - 130,000 | (5) _____ | None, the supply is adequate. |
| (3) _____ | \$130,001 - 200,000 | | |

DEVELOPMENT

11) a) Franklin Township is facing a decline in the number of large acreage lots, do you support Franklin Township in maintaining its rural atmosphere?

- (1) _____ Yes (2) _____ No

b) If so, how?

- (1) _____ Township zoning to limit growth.
 (2) _____ Parks, wildlife reserves, and other open spaces.
 (3) _____ Purchase of your development rights.
 (4) _____ Other _____.

12) How effectively do the current Township zoning regulations manage the following kinds of development?

	<u>Well Managed</u>	<u>Adequately Managed</u>	<u>Poorly Managed</u>	<u>No Opinion</u>
Agricultural	(1) _____	(2) _____	(3) _____	(4) _____
Residential	(1) _____	(2) _____	(3) _____	(4) _____

13) Future land use plans can be used to protect certain features of the Township. How do you feel about private property owner rights concerning the following:

	<u>Preserving Features Is Most Important</u>	<u>Neutral</u>	<u>Preserving Property Rights Is Most Important</u>
A. Preservation of creeks	(1) _____	(2) _____	(3) _____
B. Protection of wetlands	(1) _____	(2) _____	(3) _____
C. Protection of steep areas prone to erosion	(1) _____	(2) _____	(3) _____
D. Preservation of well quality	(1) _____	(2) _____	(3) _____
E. Protection of rural atmosphere and farm land	(1) _____	(2) _____	(3) _____
F. Protection of air quality	(1) _____	(2) _____	(3) _____
G. Protection of road right-of-ways	(1) _____	(2) _____	(3) _____
H. Control of noise level	(1) _____	(2) _____	(3) _____
I. Protection of ground water supply	(1) _____	(2) _____	(3) _____
J. Storm runoff control	(1) _____	(2) _____	(3) _____

14) Are there any type(s) of commercial development(s) that you would like to see in Franklin Township?

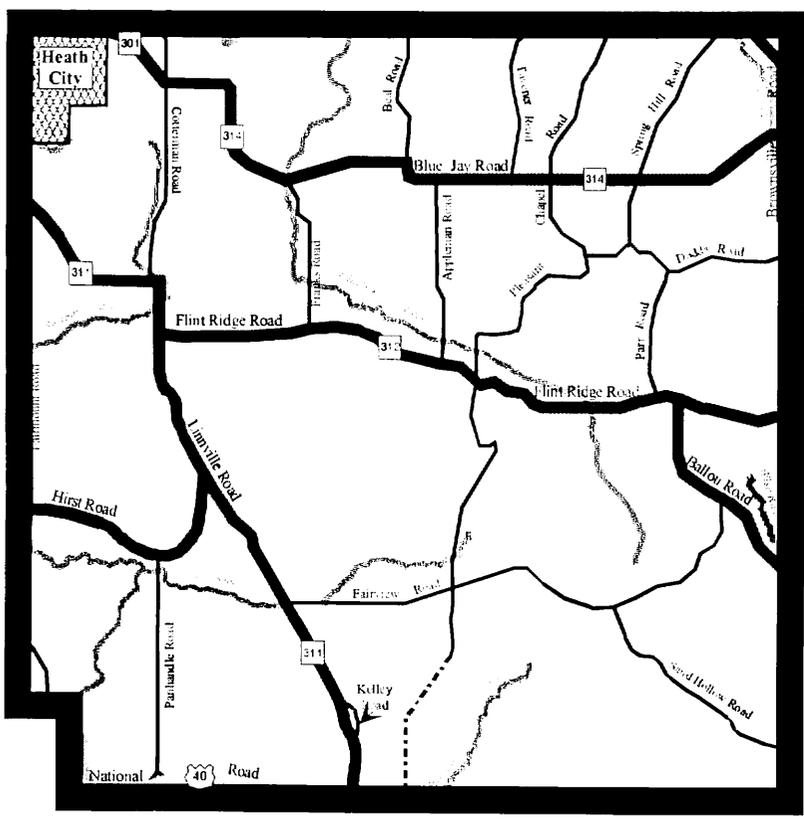
- (1) _____ Extended Rural Home Occupations (eg., country stores, beauty shops, kennels)
- (2) _____ Neighborhood commercial centers (convenience type stores)
- (3) _____ Strip shopping areas
- (4) _____ Retail mega stores (eg., Meijer, Sam's Club, Wal-Mart, Target)
- (5) _____ None
- (6) _____ Other _____.

15) a) Are there any type(s) of business or industrial development(s) you would like to see in Franklin Township?

- (1) _____ Heavy (non-polluting) manufacturing
- (2) _____ Light manufacturing, warehousing
- (3) _____ Office, Service development
- (4) _____ Recreation/resort type activity
- (5) _____ Business centers and industrial parks
- (6) _____ None
- (7) _____ Other _____.

b) Where would you like to see the following developments occur (please draw on map)?

FRANKLIN TOWNSHIP



- A** = agricultural
- R** = residential
- C** = commercial
- I** = industrial
- P** = parkland

16) How would the following development changes affect you?

	<u>Positively</u>	<u>Neutrally</u>	<u>Negatively</u>
Increased car/truck traffic	(1) _____	(2) _____	(3) _____
Large business signs/billboards	(1) _____	(2) _____	(3) _____
Business development	(1) _____	(2) _____	(3) _____
Home occupations	(1) _____	(2) _____	(3) _____
High density housing	(1) _____	(2) _____	(3) _____
Disabled vehicles and unkempt property	(1) _____	(2) _____	(3) _____
Other _____.			

TRAFFIC MANAGEMENT

17) Concerning the roads in Franklin Township, which issues do you believe need to be addressed?

- (1) _____ Better access to Heath/Newark
- (2) _____ Maintenance of existing township roads
- (3) _____ Maintenance of existing county roads
- (4) _____ Maintenance or improvement of existing state or U.S. highways
- (5) _____ Other _____.
- (6) _____ No issues need to be addressed concerning roads.

18) a) If you commute to Downtown Columbus, do you utilize the current commuter bus/van service from Newark?

- (1) _____ Yes
- (2) _____ No
- (3) _____ Sometimes

b) If no, why not? _____.

c) If Downtown Columbus is not a convenient bus stop for you, what would be?

- (1) _____ Downtown Newark
- (2) _____ Busch Corporate Office Area
- (3) _____ I-270 N. (Dublin, Worthington, Westerville)
- (4) _____ OSU Area
- (5) _____ Other _____.

19) Would you utilize an area ***Park and Ride*** for carpooling purposes if it were located somewhere in the township?

- (1) _____ Yes
- (2) _____ No
- (3) _____ Sometimes
- (4) _____ Different Stop Location _____.

If you would like more information on carpooling call 1-800-CARPOOL, a service provided by MORPC.

COMMUNITY SERVICES

20) Which of the following services do you feel are needed?

- (1) _____ Cable TV
- (2) _____ Central water
- (3) _____ Central sewer
- (4) _____ Toll free phone service to Columbus
- (5) _____ Toll free phone service to outlying Licking County
- (6) _____ Recycling program
- (7) _____ Adopt-a-Highway clean-up program
- (8) _____ Natural gas
- (9) _____ Storm sewers: surface water runoff
- (10) _____ Local Fire Department
- (11) _____ Library
- (12) _____ Other _____.

21) Do you think Franklin Township needs social programs for:

	<u>Yes</u>	<u>No</u>
Children	(1) _____	(2) _____
Teenagers	(1) _____	(2) _____
Adults/Parents	(1) _____	(2) _____
Senior Citizens	(1) _____	(2) _____
Other _____		

22) Check the following items for which you would be willing to support by an additional tax:

(1) _____	Park & Ride	(9) _____	Improving police protection
(2) _____	Bus service	(10) _____	Park and recreational facilities
(3) _____	Recycling program	(11) _____	Storm sewers; surface water runoff
(4) _____	Emergency service	(12) _____	Area fire district
(5) _____	Schools	(13) _____	Library
(6) _____	Social services for all ages	(14) _____	Road improvements
(7) _____	Central sewer	(15) _____	None
(8) _____	Central water	(16) _____	Other _____

23) If you checked any of the items in the previous question, which of the following type(s) of taxes would you support to pay for such services?

(1) _____	Property tax levies
(2) _____	Bond issues
(3) _____	Local license tax for roads (i.e., local vehicle license tax)
(4) _____	Income tax
(5) _____	None
(6) _____	Other _____

24) Do you think that your tax dollars have been spent wisely on the following?

	<u>Yes</u>	<u>No</u>
Fire	(1) _____	(2) _____
Roads	(1) _____	(2) _____
Emergency Medical Service	(1) _____	(2) _____
County Services	(1) _____	(2) _____
Township Roads	(1) _____	(2) _____
Schools	(1) _____	(2) _____

25) The introduction of a central water and sewer district requires an initial assessment/tap fee as well as monthly fees. High density development and/or intense commercial and industrial development are required to make it feasible. For what reason(s) would you support centralized water and sewer in Franklin Township?

(1) _____	Enhance availability and quality of services
(2) _____	Fire protection
(3) _____	Economic development purposes (i.e., industry)
(4) _____	To deter annexation
(5) _____	To allow for higher density residential development
(6) _____	Other: _____
(7) _____	I would NOT support central water and sewer service

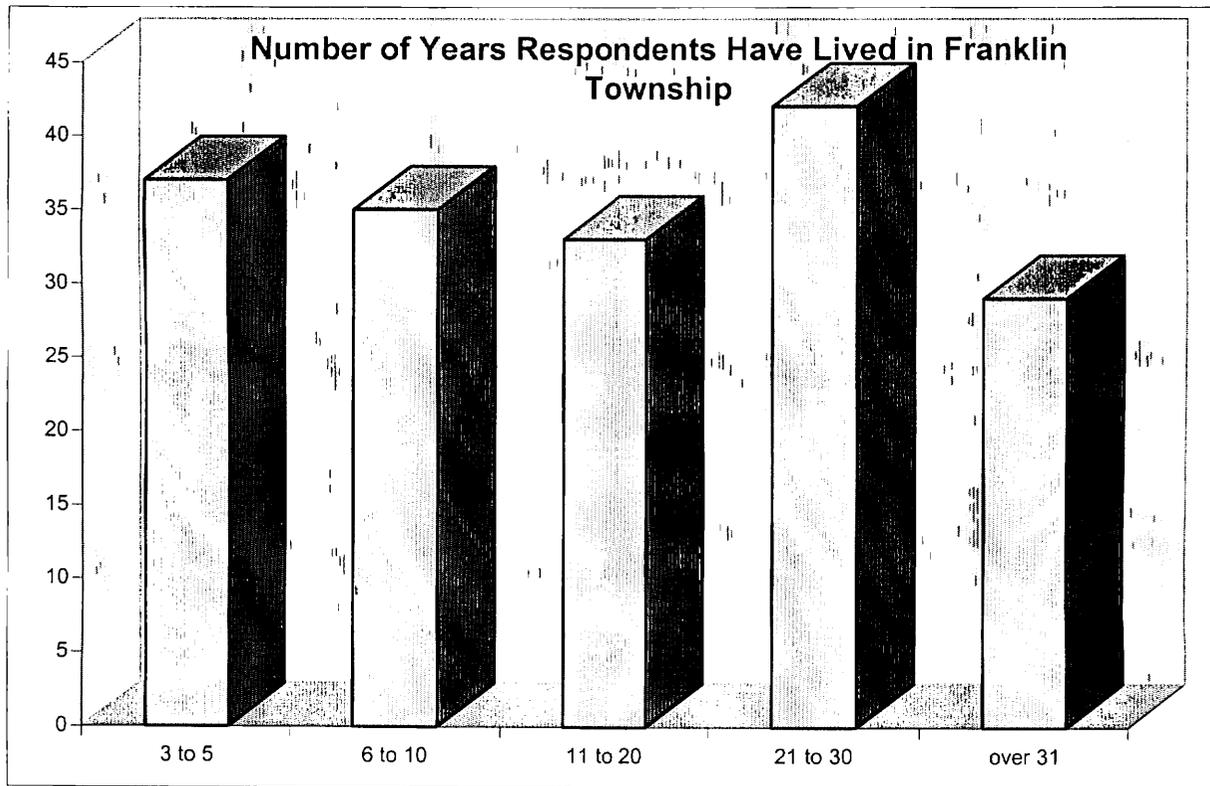
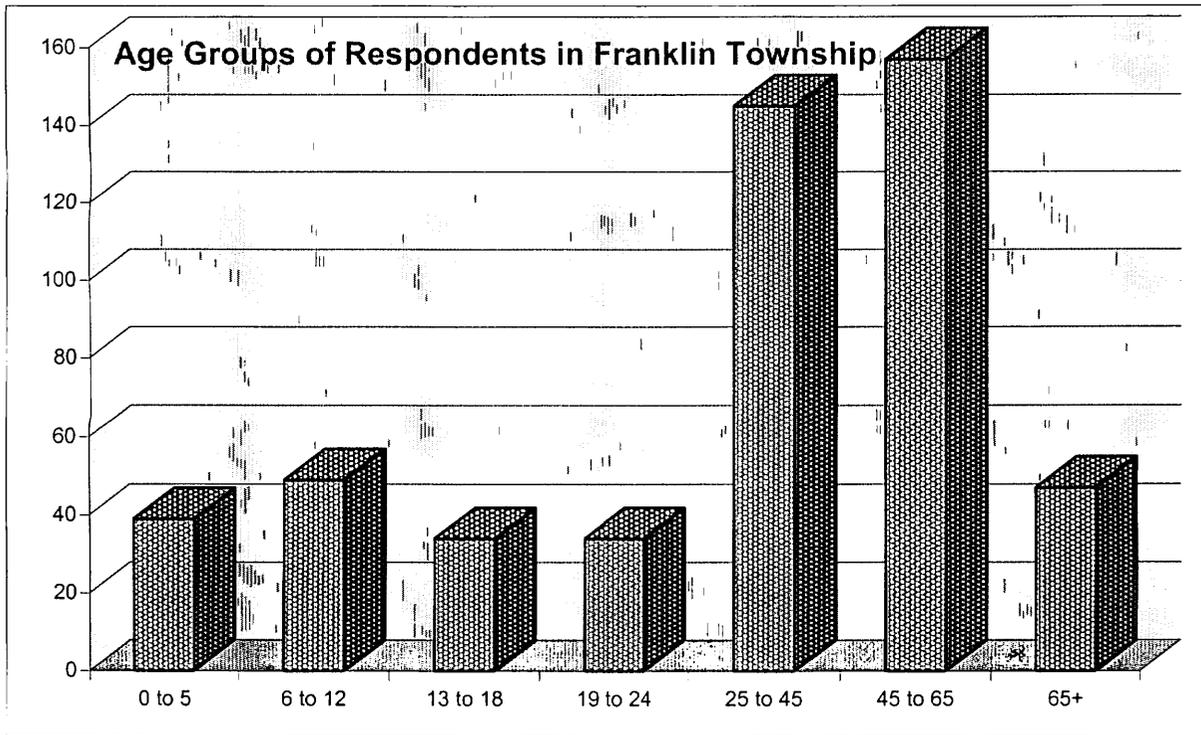
34) a) Would you like to see a periodic Township report?

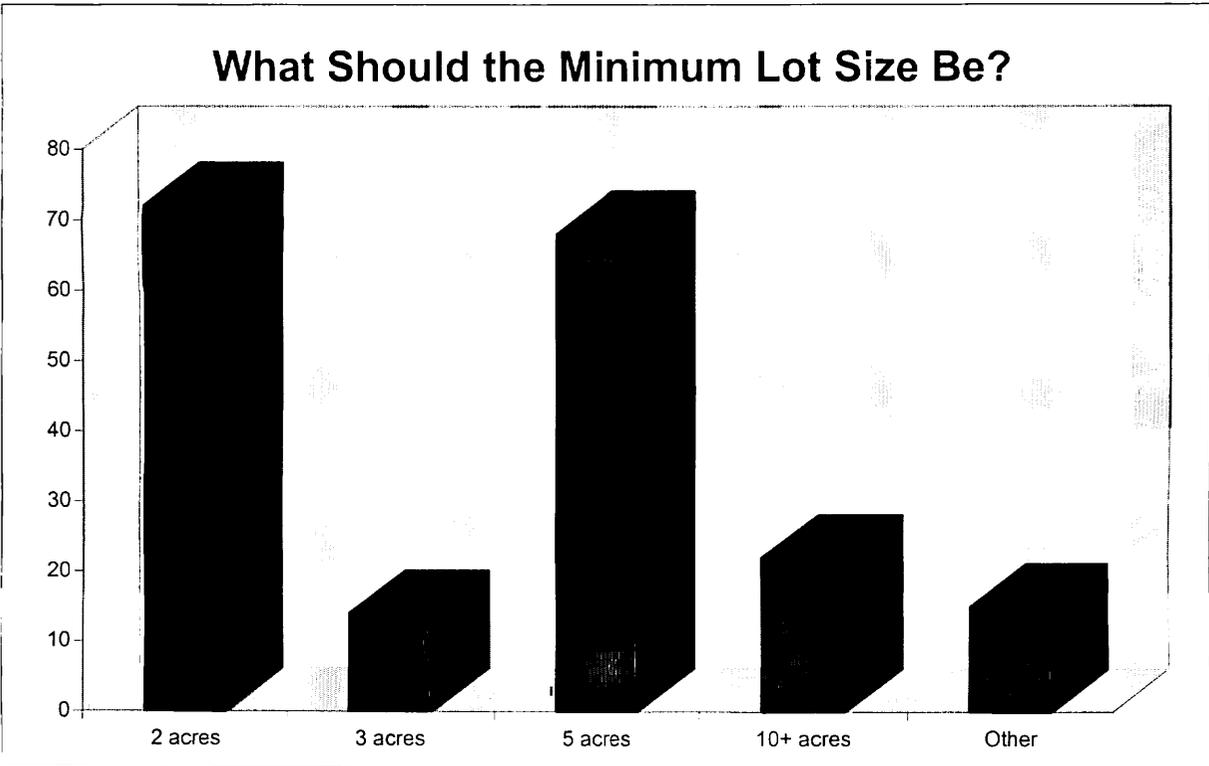
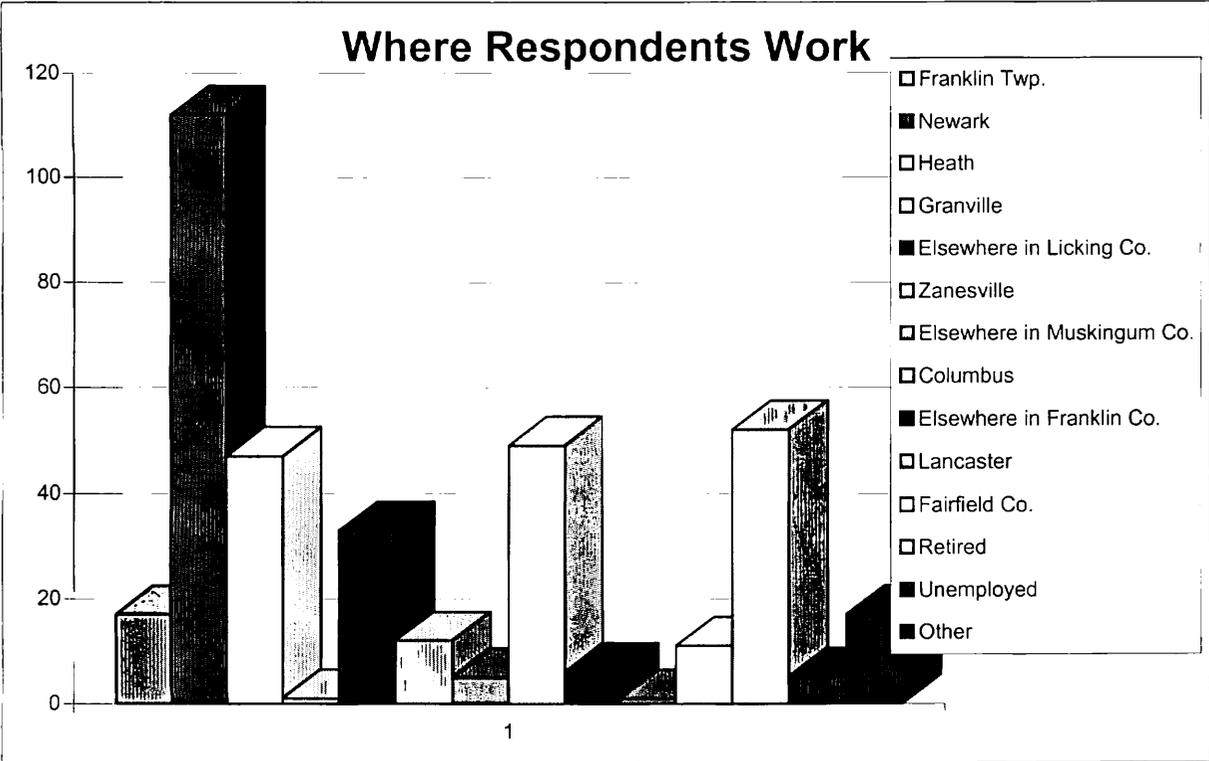
(1) _____ Yes (2) _____ No

b) What is the best way for the township to provide information to the township residents?

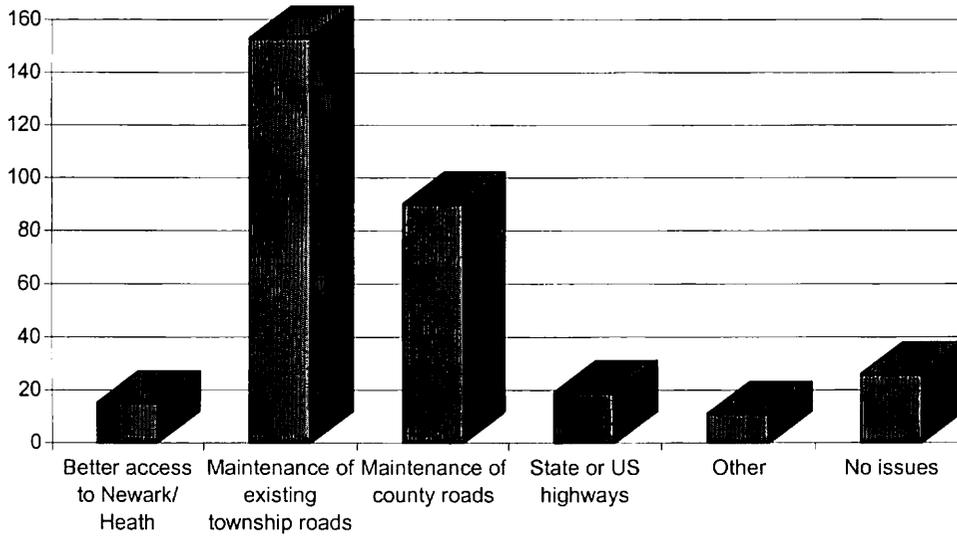
Thank you very much for taking the time to complete this survey. Your response is an important contribution to the development of Franklin Township. There will be a public township discussion to review the results of this survey and the comprehensive plan for Franklin Township. The tentative date for this meeting is September 24, 1997 at the Franklin Township Hall on Flint Ridge Road.

Please return this questionnaire in the enclosed stamped envelope by August 6, 1997.

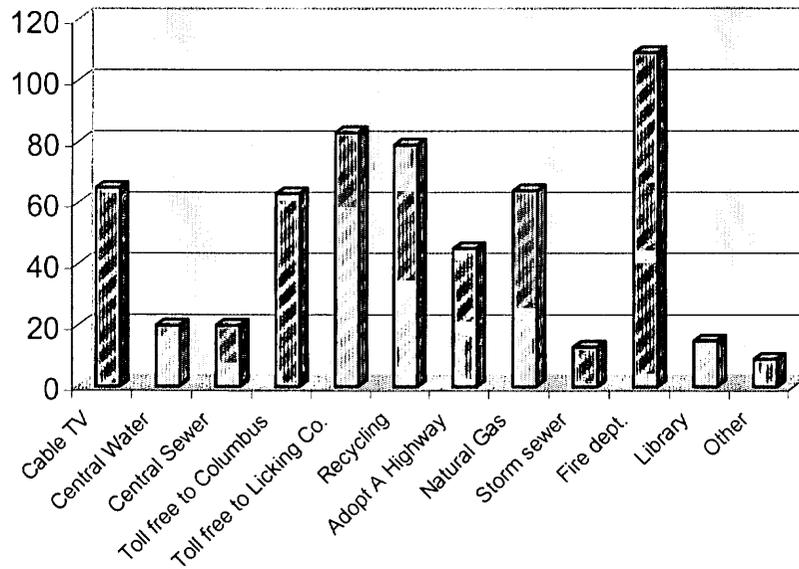




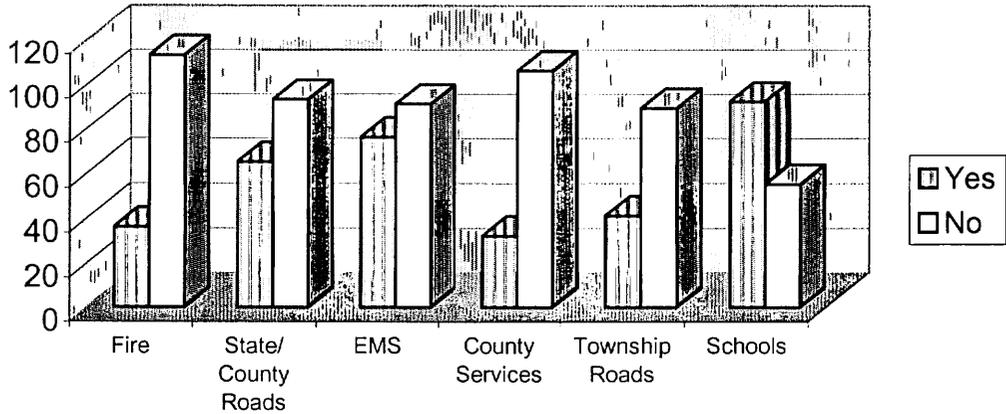
Which of the Following Roads Need to be Addressed?



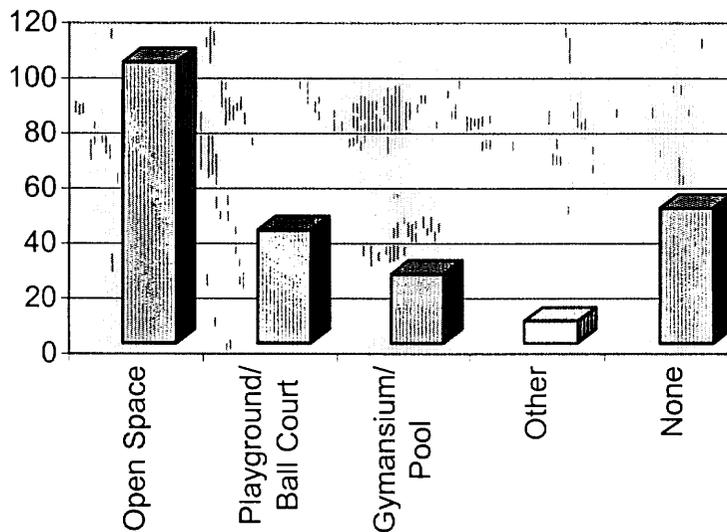
Which of the Following Services do you Feel are Needed?



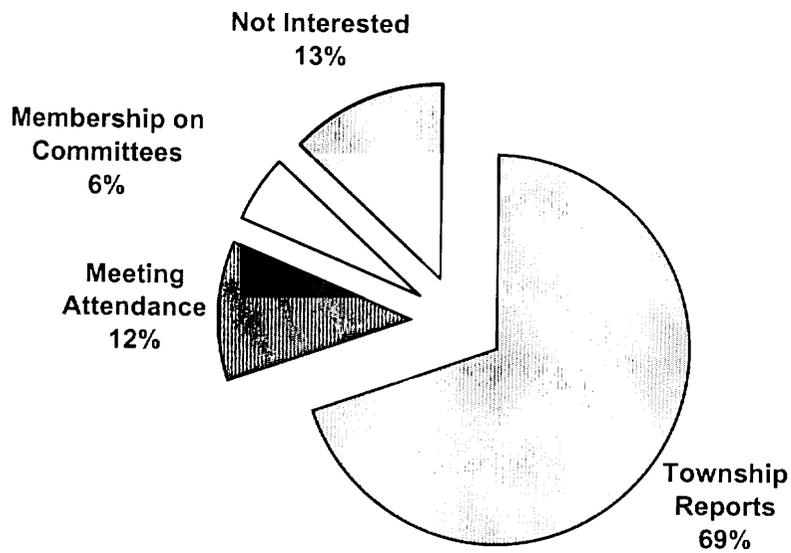
Do You Think That Your Tax Dollars Have Been Spent Wisely on the Following?



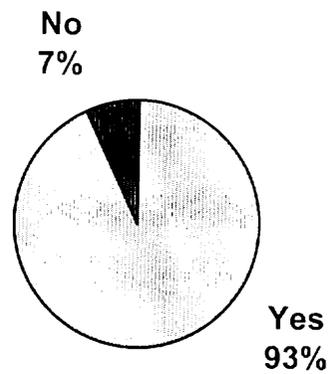
What Types of Parks & Recreation Facilities Would You Like To See?



How Would You Like To Learn About the Township?



Would You Like to See a Township Report?



SURVEY RESULTS
Franklin Township

	<u>Number</u>	<u>Percent</u>
Number of surveys returned	208	29.71%
Surveys mailed	700	

1 What section do you live in?

	<u>Number</u>	<u>Percent</u>
Section 1	27	18.6%
Section 2	54	37.2%
Section 3	28	19.3%
Section 4	36	24.8%
Total responses	145	100.0%

2a How many years have you lived here?

	<u>Number</u>	<u>Percent</u>
0 to 2	25	12.4%
3 to 5	37	18.4%
6 to 10	35	17.4%
11 to 20	33	16.4%
21 to 30	42	20.9%
over 31	29	14.4%
Total responses	201	100.0%
Average years of residence:	16.50	

2b Do you live outside the township?

	<u>Number</u>	<u>Percent</u>
Yes	13	6.7%
No	181	93.3%
Total Responses	194	100.0%

3 Age groups of individuals

	<u>Number</u>	<u>Percent</u>
0 - 5	39	7.72%
6 - 12	49	9.70%
13 - 18	34	6.73%
19 - 25	34	6.73%
25 - 44	145	28.71%
45 - 65	157	31.09%
65 +	47	9.31%
Total responses	505	100.00%

4a Where do you work?

	<u>Number</u>	<u>Percent</u>
Franklin Township	17	4.6%
Newark	112	30.4%
Heath	47	12.8%
Granville	1	0.3%
Elsewhere in Licking Co.	33	9.0%
Zanesville	12	3.3%
Elsewhere in Muskingum County	5	1.4%
Columbus	49	13.3%
Elsewhere in Franklin Co.	6	1.6%
Lancaster	1	0.3%
Fairfield Co.	11	3.0%
Retired	52	14.1%
Unemployed	5	1.4%
Other	17	4.6%
Total responses	368	100.0%

4b If you are employed in Franklin Township, what type of job is it?

	<u>Number</u>	<u>Percent</u>
Agriculture	15	41.67%
Construction	3	8.33%
Home Occupations	7	19.44%
Other	11	30.56%

Total Responses 36 100.00%

5 How many acres do you farm

	<u>Number</u>	<u>Percent</u>
10 acres or less	12	19.05%
11-50 acres	26	41.27%
51-100 acres	10	15.87%
101-300 acres	12	19.05%
301-500 acres	1	1.59%
500+ acres	2	3.17%

Total responses 63 100.00%

6 How many acres do you own/rent?

	<u>Number</u>	<u>Percent</u>
Less than 2 acres	35	17.68%
2 - 5 acres	59	29.80%
6 - 20 acres	49	24.75%
21 - 50 acres	25	12.63%
51 - 100 acres	19	9.60%
Over 100 acres	11	5.56%

Total Responses 198 100.00%

7 Check the major reasons you enjoy living in Franklin Township.

	<u>Number</u>	<u>Percent</u>
Close to nature	164	19.55%
Low crime rate	105	12.51%
Lack of congestion	130	15.49%
Low cost of living	32	3.81%
School system	40	4.77%
Clean environment	96	11.44%
Friendliness	76	9.06%
Low housing density	111	13.23%
Employment opportunities	2	0.24%
Quiet area for retirement	72	8.58%
Other	11	1.31%

Total Responses 839 100.00%

8 What should the minimum lot size be?

	<u>Number</u>	<u>Percent</u>
2 acres	72	37.70%
3 acres	14	7.33%
5 acres	68	35.60%
10+ acres	22	11.52%
Other	15	7.85%
Total responses	191	100.00%

9 Which type of housing development?

	<u>Number</u>	<u>Percent</u>
Single Family	44	21.46%
Two Family	1	0.49%
Multi (more than two) Family	1	0.49%
Rental Residential	3	1.46%
None, the housing supply is adequate	156	76.10%
Total responses	205	100.00%

10 In what price range would you like to see more housing?

	<u>Number</u>	<u>Percent</u>
Less than \$80,000	13	6.67%
\$80,001 - \$130,000	44	22.56%
\$130,001-\$200,000	35	17.95%
Over \$200,000	7	3.59%
None, the housing supply is adequate	96	49.23%
Total responses	195	100.00%

11a Maintaining rural atmosphere?

	<u>Number</u>	<u>Percent</u>
Yes	174	90.63%

No	18	9.38%
Total responses	192	100.00%

11b If so, how?

	<u>Number</u>	<u>Percent</u>
Township zoning to limit growth	134	56.54%
Parks, wildlife reserves, and other open spaces	79	33.33%
Purchase of your development rights	14	5.91%
Other	10	4.22%
Total responses	237	100.00%

12 How do the current township zoning regulations manage the following?

	<u>No Opinion</u>	<u>Poor</u>	<u>Adequate</u>	<u>Well</u>
Agricultural	53	16	76	34
% Agricultural	29.6%	8.9%	42.5%	19.0%
Residential	39	52	71	18
% Residential	21.7%	28.9%	39.4%	10.0%

13 Importance of zoning protecting:

	<u>Preserve Rights</u>	<u>Neutral</u>	<u>Preserve Features</u>
Creeks	53	34	102
% Creeks	28.0%	18.0%	54.0%
Wetlands	52	42	90
% Wetlands	28.3%	22.8%	48.9%
Steep Areas	54	45	83
% Steep Areas	29.7%	24.7%	45.6%
Water Supplies	55	22	109
% Water Supplies	29.6%	11.8%	58.6%
Farmland	56	21	109
% Farmland	30.1%	11.3%	58.6%
Air Quality	39	30	113
% Air Quality	21.4%	16.5%	62.1%

Right of Ways	64	32	82
% Right-of-Ways	36.0%	18.0%	46.1%
Noise	44	31	112
% Noise	23.53%	16.58%	59.89%
Groundwater	41	22	124
% Groundwater	21.93%	11.76%	66.31%
Runoff	50	44	89
% Runoff	27.32%	24.04%	48.63%

14 Types of business development:

	<u>Number</u>	<u>Percent</u>
Extended Rural Home Occupations	44	19.73%
Neighborhood Commercial Centers	19	8.52%
Strip Shopping Areas	5	2.24%
Retail Mega Stores	6	2.69%
None	139	62.33%
Other	10	4.48%
Total responses	223	100.00%

15a Are there any types of business and industrial developments?

	<u>Number</u>	<u>Percent</u>
Heavy manufacturing	5	2.42%
Light manufacturing, warehousing	6	2.90%
Office, service development	8	3.86%
Recreation/resort type activity	37	17.87%
Business centers and industrial parks	5	2.42%
None	141	68.12%
Other	5	2.42%
Total Responses	207	100.00%

16 How would the following changes affect you?

	<u>Negatively</u>	<u>Neutral</u>	<u>Positively</u>
Increased traffic	133	17	19
% increased traffic	78.7%	10.1%	11.2%
Signs/Billboards	141	11	16
% signs/billboards	83.9%	6.5%	9.5%
Business Development	124	19	24
% business development	74.3%	11.4%	14.4%

Home Occupations	124	19	24
% extensive development	74.3%	11.4%	14.4%
High Density Housing	46	85	33
% high density housing	28.0%	51.8%	20.1%
Disabled Vehicles, etc.	136	11	20
% disabled vehicles	81.4%	6.6%	12.0%
Other			
% Other	#DIV/0!	#DIV/0!	#DIV/0!
Total Responses	704	162	136

17 Which of the following roads need to be addressed?

	<u>Number</u>	<u>Percent</u>
Better access to Newark/Heath	15	4.78%
Maintenance of existing twp. roads	153	48.73%
Maintenance of county roads	90	28.66%
State or US Highways	19	6.05%
Other	11	3.50%
No Issues	26	8.28%
Total Responses	314	100.00%

18a Do you utilize the bus service?

	<u>Number</u>	<u>Percent</u>
Yes	3	3.23%
No	87	93.55%
Sometimes	3	3.23%
Total Responses	93	100.00%

18c Aside from Newark, what is a convenient destination for you?

	<u>Number</u>	<u>Percent</u>
Newark	14	53.85%
Busch Corp Office	3	11.54%
270 N		
OSU	4	15.38%
Other	5	19.23%
Total	26	100.0%

19 Would you utilize a Park and Ride?

	<u>Number</u>	<u>Percent</u>
Yes	11	7.14%
No	129	83.77%
Sometimes	13	8.44%
Different stop location	1	0.65%
Total Responses	154	100.00%

20 Which of the following services do you feel are needed?

	<u>Number</u>	<u>Percent</u>
Cable TV	65	11.11%
Central Water	20	3.42%
Central Sewer	20	3.42%
Toll free to Cols	63	10.77%
Toll free to Licking Co.	83	14.19%
Recycling	79	13.50%
Adopt a Highway	45	7.69%
Natural gas	64	10.94%
Storm sewer	13	2.22%
Fire dept	109	18.63%
Library	15	2.56%
Other	9	1.54%

Total 585 100.00%

21 Do you think social programs are needed?

	<u>Yes</u>	<u>No</u>	<u>Responses</u>
Children	109	66	32.83%
Teenagers	107	66	32.23%
Adults/Parents	116	40	34.94%
Senior Citizens		2	
Total Responses	332	174	100.00%

22 Support an additional tax for these items:

	<u>Number</u>	<u>Percent</u>
Park & Ride	2	0.41%
Bus service	5	1.01%
Recycling program	31	6.29%
Improving emergency service	74	15.01%
Improving schools	55	11.16%
Social services for all ages	15	3.04%
Central sewer	14	2.84%
Central water	13	2.64%
Improving police protection	33	6.69%
Park and Recreation facilities	34	6.90%
Storm sewers; surface water runoff	10	2.03%
Area fire district	81	16.43%
Library	11	2.23%
Road levies	71	14.40%
None	41	8.32%
Other	3	0.61%
Total Responses	493	100.00%

23 Which tax do you support?

	<u>Number</u>	<u>Percent</u>
Property Tax	41	18.1%
Bond Issues	48	21.1%
License Tax	59	26.0%
Income Tax	45	19.8%
None	28	12.3%

Other	6	2.6%
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Total Responses	227	100.0%
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24 Do you think that your tax dollars have been spent wisely on the following?

	<u>Yes</u>	<u>No</u>	<u>% Yes</u>
Fire	36	113	24.16%
State/County Roads	65	93	41.14%
Emergency Medical Services	76	91	45.51%
County Services	32	106	23.19%
Township Roads	41	89	31.54%
Schools	92	55	62.59%
Total Responses	342	547	

25 What conditions would you support central water and sewer?

	<u>Number</u>	<u>Percent</u>
Enhance availability and quality of services	9	4.17%
Fire protection	25	11.57%
Economic development purposes	5	2.31%
To deter annexation	10	4.63%
To allow for higher density residential development	3	1.39%
Other	4	1.85%
I would NOT support central water and sewer service	160	74.07%
Total Responses	216	100.00%

26 Would you support a water district?

	<u>Number</u>	<u>Percent</u>
Yes	18	9.23%
No	139	71.28%
Sometimes	38	19.49%
Total Responses	195	100.00%

27 Would you support a sewer district?

	<u>Number</u>	<u>Percent</u>
Yes	21	10.66%
No	142	72.08%
Sometimes	34	17.26%
Total Responses	197	100.00%

30 What types of parks & rec facilities do you want to see?

	<u>Number</u>	<u>Percent</u>
Open space	102	45.33%
Playground/ ball court	41	18.22%
Gymnasium, pool	25	11.11%
Other	8	3.56%
None	49	21.78%
Total Responses	225	100.00%

32 Rate your understanding of twp. government

	<u>Number</u>	<u>Percent</u>
Good	35	18.62%
Adequate	88	46.81%
Little	65	34.57%
Total Responses	188	100.00%

33 How would you like to learn about twp?

	<u>Number</u>	<u>Percent</u>
Twp Reports	139	69.85%
Meetings	23	11.56%
Membership	11	5.53%
Not interested	26	13.07%

Total Responses 199 100.00%

34 Would you like to see a twp report?

	<u>Number</u>	<u>Percent</u>
Yes	160	93.02%
No	12	6.98%

Total Responses 172 100.00%

APPENDIX B: PLANNING GLOSSARY

APPENDIX II: PLANNING GLOSSARY

Definitions

ACCESS: Access relates specifically to automobile access between a development situated on one or more tax parcels and the public roadway system. Access serves two important purposes: ensuring safety to the public as it enters and exists the roadway system, and maintaining arteries free from congestion. The quantity and location of curb cuts should be managed to protect the public, the land owner, and the traffic capacity of the public roadways. The Licking County Subdivision Regulations have an entire section on access management/congestion prevention within the county.

AMENITY: Characteristics of a development that increase its desirability to a community or its marketability to the public. Amenities include swimming pools, tennis courts, bike and pedestrian paths, landscaping that complements the environment, attractive site design, and the like. Some amenities benefit solely the residents or employees on the site while others also have a neighborhood or community-wide benefit.

AREA REQUIREMENTS: The spatial standards (lot width, depth, area, setback requirements, etc.) established for a lot or yard within a particular zoning district. Area requirements are set forth in the township’s zoning resolution.

BUFFERS AND SCREENING: Buffers serve as a physical separation and protection between incompatible activities and are utilized to reduce the negative impacts associated with certain uses. Examples include screening of trash dumpsters and off-street loading areas, as well as hedging along off-street parking areas to reduce glare and improve aesthetics. Buffers are most appropriate as a means of protecting existing uses from the impacts of new development. The degree and range of buffers should be responsive to the type of new development. Buffering the impacts from a 5,000 square foot neighborhood business is different than screening a 45,000 square foot commercial center. Function should determine the form of screening. The amount of area required can also range with the type of buffer proposed. A ten-foot landscaped strip that includes a six-foot wood privacy fence can be as effective as a 30 foot landscaped strip with a three-foot mound and evergreen plantings, depending on the situation.

BUILDING AREA: The amount of space remaining on a lot where the primary structure can be placed after the minimum requirements for bulk regulations and setbacks (front, side and rear yards) have been met. It is also sometimes referred to as “Buildable Area.” See also YARDS.

BUILDING CODE: Regulations governing building design, construction, and maintenance. They are based on the government's police power to protect the health, safety, and welfare of the public. In Newton Township, the Licking County Building Code Department oversees these regulations.

BUILDING ENVELOPE: The width, depth and, in some cases, height dimensions within which a structure may be built on a lot. Building envelopes are established by district within the zoning resolution.

BUILDING LINE: A line fixed at a specific distance from the front or side boundaries of a lot. The building line is sometimes called the setback line. Structures may not be built between the nearest lot line (usually the one with public road frontage) and the building line.

CAPITAL IMPROVEMENTS PROGRAM (CIP): A schedule for financing and constructing major public improvements and facilities needed by a locality. A CIP usually covers a five year period. It is updated annually and then extended another year into the future. The CIP includes major projects such as road and utility improvements which are expensive, have a long life, could have substantial impact on surrounding community, and may need to be planned well in advance. Because such projects often generate and guide land development, the CIP is an important tool for implementation of the comprehensive plan.

CLUSTER DEVELOPMENTS: A development pattern in which residential, commercial, industrial and/or institutional uses, or combinations thereof, are grouped together, leaving portions of the land undeveloped. Such development usually involves a density transfer where unused allowable densities in one area are moved and added to those permitted in another area. A zoning ordinance may authorize such development by permitting smaller lot sizes in a development if a specified portion of the land is kept in permanent open space (usually the gross density is not allowed to change).

COMMUNITY FACILITIES: Facilities open to and used by the public such as streets, utilities, schools, libraries, parks, and playgrounds. They may be publicly or privately owned. Community facilities are amenities that should be encouraged because they usually improve the quality of life for community's residents, workers, and visitors.

CONDITIONAL USE: A use that is permitted in a zoning district under certain conditions. Unlike a permitted use that is allowed outright, before a conditional use can be performed within the zoning district, a conditional use permit and approval from the Board of Zoning Appeals is required. Most conditional uses have one or more characteristics that could negatively impact the existing or planned uses in the district and thus require further review to mitigate or control them. For example, drive through restaurants have a heavy impact on road traffic and safety and thus are often conditional uses.

COVENANT: A private agreement between the buyer and seller of land that asserts legal requirements on the use of land. Normally contained in the property deed or otherwise formally recorded, covenants are most commonly used to place restrictions on the use of all individual lots existing or to be created in the development or to prohibit certain specified activities. These are also known as Deed Restrictions or a Restrictive Covenants.

CUL-DE-SAC: A dead-end street with an appropriate turn-around that affords safe and convenient movement of vehicles by allowing them to reverse course by turning without backing or turning into a driveway.

DEDICATION: The transfer of property rights from private to public ownership and maintenance. Land so conveyed to the local government may be used for streets, schools, parks, utilities, and/or other public facility or infrastructure. The local governing body must formally accept the dedication for the transaction to be complete and ownership changed. For example, the new streets of a subdivision must be dedicated to the township.

DENSITY: The average number of families, persons, or housing units situated on a unit of land; usually expressed as "(dwelling) units per acre." For example, 40 units on 10 acres is a density of 4 units per acre. Density is a good measure of how rural, suburban, or urban an area appears to the senses. Also see GROSS DENSITY and NET DENSITY.

DEVELOPED AREA: A tract of land or portion thereof on which buildings, streets, and utility lines have been constructed. See also IMPROVED LAND.

DEVELOPMENT: Land developed for residences, business, and/or industrial purposes. Development may also be defined as the construction of structures, utility lines, or other physical change on land that will exclude other uses within the foreseeable future. The term "development" excludes land in agricultural production.

DEVELOPMENT RIGHTS: Rights to develop land in various ways. Property rights consist of a group or "bundle" of rights that together composes the whole. These include the rights to develop land on or below its surface and in the air above it; to grant easements; to use land for agriculture; or to develop it for a shopping center, residences, etc. Rights to develop land may be sold as a complete package called fee simple (ownership) or the land owner may sell some rights while retaining others. Thus the property owner

may sell or donate certain development rights, such as easements for utilities or rights-of-way for streets, while retaining the right to building structures on it, mine underneath it, etc. See also TRANSFER OF DEVELOPMENT RIGHTS.

DOWNZONING: A change in the zoning classification of land to a classification permitting development that is less intensive, such as from multi-family to single-family, commercial or industrial to residential, or residential to agricultural.

DWELLING UNIT: A living space for one family or a household. A dwelling unit may be part of a building containing two or more dwelling units or it may be a detached building for a single family. Current Licking County Health Department regulations require that each new detached dwelling unit be placed on its own lot of record.

EASEMENT: A right given by the owner of land to another party for a specific, limited use of that land. Utility companies often have easements allowing access to private property for servicing and maintaining their facilities and/or lines. Local governments may also preserve things like scenic areas, farmland, or open space by means of a conservation easement which restricts development of the land in ways that would negatively impact these features.

EMINENT DOMAIN: The legal right and process of government to acquire or take private property for public use. The government must make payment of just compensation to the owner. See also RIGHT-OF-WAY and TAKING.

ENVIRONMENTAL IMPACT STATEMENT (EIS): An assessment of a proposed project or activity to determine whether it will have significant environmental effects on the natural or man-made environment. EIS are required by the federal government on projects that use federal funding; most notably transportation projects.

FINAL SUBDIVISION PLAT: A map of an approved subdivision properly approved by and filed with the local government. Such a map will usually show surveyed lot lines, street rights-of-way, easements, distances, bearings, and angles pertaining to the exact dimensions of all parcels, street lines, public and private improvements, and so forth. The final plat is the last step of subdivision review under the Licking County Subdivision Regulations. The final plat should be signed by the developer, the Licking County Commissioners, and other administrative officials of Licking County.

FLOOD PLAIN: Land located around water-courses or water bodies that is subject to periodic flooding. The general standard referred to is the 100 Year Flood. The 100 Year Flood Plain is the land which has a one percent chance of being covered by flood waters in any given year. Thus, though not likely, it is possible for this land to experience a 100 Year Flood two years in a row.

FRONTAGE: The side of a lot adjacent to the street. The frontage of a corner lot is the shorter of the two sides facing a street, however many zoning regulations treat both sides as frontage. Frontage may also be described as a distance, e.g., "The lot has 243 feet of frontage."

GROSS DENSITY: The number of dwelling units per acre before the acreage dedicated for roads, open spaces, and other public uses has been subtracted from the acreage of the entire development site. "Net density" is the number of dwelling units per acre after all dedicated areas have been subtracted.

HARDSHIP: Conditions of the land that may unduly limit the use of a particular piece of property. The Township Board of Zoning Appeals may grant a variance from the zoning resolution to alleviate an undue hardship. Mere inconvenience or inability to obtain maximum profit is not ever considered a hardship.

HIGHEST AND BEST USE: The most profitable use to which a property may be put. This theoretical real estate concept rarely takes into account the effect that such a use would have on nearby properties or public facilities. Zoning regulations should attempt to balance the individual's private property rights with the need to protect the public interest.

HISTORIC AREA: An area that contains buildings or places in which historic events occurred or that has special public value because of notable architectural or other features relating to the cultural or artistic heritage of the community. These features should be of such significance as to warrant conservation and preservation.

IMPROVED LAND: Land that has been provided with basic facilities such as roads, sewers, water lines, and other public improvements in preparation for meeting development standards. Also see DEVELOPED AREA.

INFILL: The utilization of vacant land in previously developed areas for buildings, parking lots, recreational facilities and other uses.

INFRASTRUCTURE: Public facilities and governmental services that support the population of a community. The term includes the physical attributes of a locality (e.g., streets, utilities, parks), as well as the services (e.g., police and fire protection).

INTENSITY: The extent to which land is used. Intensity may refer to such things as lot coverage, vehicular or pedestrian traffic, or number of units per acre.

LAND USE CONTROLS: Regulations that control and guide land use and development. In most instances, the term refers to the zoning resolution and subdivision regulations.

LEAPFROG DEVELOPMENT: Development that occurs well beyond the limits of existing development thus creating pockets of vacant land.

LOT: The basic development unit an area with fixed boundaries, used or intended to be used by one building and any accessory building(s) and usually not divided by a highway, street or alley.

MANDATORY DEDICATION: Under mandatory dedication a property owner must dedicate part of a development, or construct certain facilities and then donate them to the public for a specified public purpose as a precondition of subdivision approval.

NET DENSITY: The number of dwelling units per acre after all dedicated areas have been subtracted.

NONCONFORMING USE: A use that is not permitted by the zoning regulations of the district in which it is located. If the use existed before the zoning regulations, it is a legal nonconforming use and may continue, although a new or different nonconforming use may not replace it. Most resolutions provide that the extension or enlargement of a nonconforming use is not permissible, and that once abandoned for a specified period, it may not be restored. In such cases the future use of the premises must conform to the regulations.

NONCONFORMING STRUCTURE: A structure that does not conform to the bulk or setback regulations of the zoning district in which it is located. If such a structure is constructed after the enactment of the resolution, it may be illegal and may be removed. However, if it existed before the zoning regulations, it is a legal nonconforming structure and may continue but may not be enlarged, extended, reconstructed or structurally altered unless it conforms to the zoning ordinance.

NUISANCE: Anything that interferes with the use or enjoyment of property, endangers personal health or safety, or is offensive to the senses. There are many types of nuisances. Laws can be invoked to determine when a nuisance exists and should be abated. Nuisance law forms part of the basis for zoning. The separation of uses through zoning, e.g., industrial from residential, helps create suitable residential areas free from pollution, noise, congestion, and other characteristics of industrial areas. Also see PERFORMANCE STANDARDS.

OFFICIAL MAP: A map of legally established or proposed public streets, waterways, and public areas. All features and boundaries shown on an official map should be fixed or determined by a physical or aerial photographic survey. Once adopted, an official map is amended with each recorded subdivision plat. The map also serves as a notification of proposed public improvements. However, it does not constitute a taking or acceptance of such improvements. The Licking County Engineer's Office maintains the official maps of the county.

OVERLAY ZONES: Zoning requirements that are described in the ordinance text and map, and imposed in addition to those of an underlying district. Developments within the overlay zone must conform to the requirements of both zones or the more restrictive of the two. It usually is employed to deal with specific physical characteristics such as flood plains or steeply sloping areas, but may have other applications as well such as development within historic areas, traffic corridors, or redevelopment areas.

OPEN SPACE: Undeveloped land that may accommodate future development or because of productive soils, natural characteristics or unique features may be preserved in its cultivated state for agricultural, forest or greenbelt areas or in its natural state for ecological, historical or recreational purposes.

PAYMENT IN LIEU OF MANDATORY DEDICATION: Under this mechanism, subdivision regulations can require developers to pay cash to a locality when requirements for mandatory dedication of land cannot be met.

PERFORMANCE STANDARDS: Performance standards regulate various land use activities by setting limits on the amount of smoke, odor, noise, heat, vibration, glare, or similar pollutants that may affect others nearby. Performance Standards offer a more precise method of assuring compatibility among land uses. This system is made possible by the technical ability to measure the volume or intensity of certain

activities to determine if they meet accepted standards. Activities that meet high standards may be permitted to locate in or near residential areas. Those that might negatively affect adjacent properties are permitted only in industrial or intensely commercial areas.

PERMITTED USE: A use that is specifically authorized in the zoning district. A property owner is considered to have a "right" to this use if other standards (e.g., lot coverage, setbacks, etc.) are met. Also see CONDITIONAL USE.

PLANNED UNIT DEVELOPMENT (PUD): A form of development, usually characterized by a large tract of land that is developed under a comprehensive site plan. A PUD usually includes a variety of housing types and densities, common open space, and a mix of building types and land uses. PUD permits the planning of a project and the calculation of densities for the entire development, rather than on an individual lot-by-lot basis.

While PUD has most commonly been used for residential developments, it may be applied to other forms of development such as shopping centers, industrial and office parks, and mixed-use developments that are combinations of uses. PUD's are sometimes called PDU's (Planned Development Units).

POLICE POWER: The inherent right of a government to restrict an individual's conduct or his use of his property in order to protect the health, safety, welfare, and morals of the community. This power must relate reasonably to these ends and must follow due processes of the law; but unlike the exercise of the state's power of eminent domain, no compensation need be paid for losses to individuals incurred as a result of police power regulation.

PRELIMINARY SUBDIVISION PLAT: An initial map of a proposed subdivision filed with the local government. Such a map and its accompanying documents provide information about the proposed subdivision required by the local resolution and is a prerequisite to the final subdivision plat. Also see FINAL SUBDIVISION plat.

PRESUMPTIVE VALIDITY: A legal concept that assumes that a community's land use plan and supporting ordinances or resolutions are valid as adopted. If challenged, the burden is on the complainant to prove that the plan and supporting ordinances or resolutions are invalid.

PRIME FARMLAND SOILS: Soils are considered to be prime farmland soils based on their crop yield potential with regard to minimal input of energy and economic resources. Further, soils that are considered to be prime farmland soils must be suited to produce food, feed, forage, fiber, and oilseed crops.

REZONING: An amendment to the zoning resolution or zoning map. Ordinarily, rezonings can take three forms: (1) a comprehensive revision or modification of the zoning text and map; (2) a text change in zone requirements; and (3) a change in the map, e.g., an area zoned for residential use is rezoned to commercial use. Applications for rezonings are reviewed by the local zoning administrator and the zoning commission, as well as the Planning Commission for townships. After receiving a recommendation from the planning commission(s) and holding a public hearing, the Township Trustees may approve or disapprove an application for a rezoning.

REZONING, PIECEMEAL: Changes in zoning over a period of time in response to the requests of individual property owners rather than the community's comprehensive plan. Such zoning practices often lead to unintended or unforeseen changes in the character of a neighborhood.

RIGHT-OF-WAY: A form of easement that grants the right of passage over the property of another. It may also be used to describe the land upon which a street or highway is located. In most cases, the width of the right-of-way exceeds the pavement width so that the roadway may be widened, drainage provided, or utilities installed in the future. Also see EASEMENT.

RUNOFF: Water that flows on the surface of the land until it reaches a wetland area or a watercourse. Excessive or uncontrolled runoff in rural or suburban areas can pollute waterways with large amounts of silt. In urban areas, runoff from streets and parking lots pollutes waterways with oil and other petroleum byproducts.

SETBACK LINE OR SETBACK: See BUILDING LINE

SITE PLAN: A plan, drawn to scale, showing uses and structures proposed for a parcel of land. Depending upon the requirements of the zoning and/or subdivision resolution, it may also show the location of lot lines, the layout of building sites and buildings, open space, streets including parking areas and access to and from the public street system, major natural and manmade landscape features, and depending on requirements, the location of proposed utility lines.

SITE PLAN REVIEW: The review by local officials, usually the planning commission and staff, to determine if site plans and maps of a developer meet the stated purposes and standards of the zoning and subdivision resolution; whether the development will provide for necessary public facilities such as roads and schools; and protect and preserve topographical features and adjacent properties through appropriate siting of structures and landscaping.

SPOT ZONING: Spot zoning is a form of discriminatory zoning whose sole purpose is to serve the private interests of one or more landowners instead of furthering the welfare and morals of the entire community as part of an overall zoning plan. Although changing the zoning classification of any parcel of land to permit a more intensive use could possibly constitute spot zoning, the test lies in its relationship to the existing zoning pattern and guidelines of the local comprehensive plan. Spot zoning is based on the arbitrary and inappropriate nature of a rezoning change rather than, as is commonly believed, in the size of the area being rezoned.

STANDARDS: While often used to refer to all requirements in a zoning ordinance or resolution, the term usually means site design regulations such as lot area, height limits, setback, frontage, landscaping, yards, and floor area ratio - as distinguished from use restrictions.

STATEMENT OF PURPOSE: A statement of policy often incorporated into a zoning resolution, which outlines the broad purpose of the resolution and its relationship to the comprehensive plan. Frequently, it is a statement preceding regulations for individual districts, which helps to characterize the districts, and their legislative purpose. When the application of particular district requirements is challenged in court, the courts may rely on the intent statement in deciding whether the application is reasonable and related to a

defensible public purpose. As zoning resolutions become more complex, statements of intent which guide users, administrative officials, and the courts, are becoming more important.

STREETSCAPE: The total environment surrounding the street. This includes the street, its pavement and striping, sidewalks, plantings, benches, waste cans, and other street furniture, utility lines, signage, street lighting, and building facades.

STRIP DEVELOPMENT: A melange of development, usually commercial, often extending along both sides of a major street. Strip development is often a mixture of auto-oriented enterprises (e.g., gas stations, motels, and food stands), truck-dependent wholesaling and light industrial enterprises along with the once-rural homes and farms that await conversion to commercial use. Strip development may severely reduce traffic carrying capacity of abutting streets.

SUBDIVIDE: The process whereby land is divided into lots or parcels according to the standards and requirements of a subdivision resolution. Determining who subdivides and what constitutes a subdivision is a legislative function reserved to local government.

SUBDIVISION PLAT: A map, generally of a subdivision, showing the location, boundaries, and ownership of individual properties. Submission, approval and recording of a plat. is a prerequisite to sale of lots in a subdivision. Approval of a preliminary plan, by the planning commission, signifies that the subdivision conforms to the subdivision regulations and to the lot size requirements of the zoning resolution, if applicable. Also see FINAL SUBDIVISION PLAT, PRELIMINARY SUBDIVISION PLAT.

SUBDIVISION REGULATIONS: Local resolutions that regulate the conversion of land into building lots for residential or other purposes. The regulations establish requirements for streets, utilities, property platting, and procedures for dedicating land for rights-of-ways and easements to the local government, and prescribe procedures for plan review and payment of fees. Licking County has countywide subdivision regulations that cover the unincorporated areas of Licking County. Incorporated villages and cities may adopt and administer their own set of subdivision regulations.

TAKING: Government appropriation of private property for which compensation is paid. The United States Constitution provides that property cannot be condemned through eminent domain for public use without just compensation. Also see POLICE POWER and EMINENT DOMAIN.

TRANSFER OF DEVELOPMENT RIGHTS (TDR): A system of assigning development "rights" to parcels of land. The landowner has the option of using these rights to develop his land or he may sell his rights to another property owner. If the landowner sells his development rights, he may not develop his property. However, a buyer could use these rights to develop another parcel of land more intensively than otherwise permitted. In some systems, the local or state government may purchase development rights in order to preserve a portion of the locality as open space for agricultural production. Not yet a common practice in the State of Ohio.

TRANSITION ZONES: A zoning district often permitting a mixture of land uses, which serves as a buffer between other incompatible districts. For example, a transition zoning district permitting offices and multi-family dwellings is often utilized around a community's central business district to protect outlying residential areas.

UNDEVELOPED LAND: Land not served by streets, water lines, sewer lines or electrical service. Also see IMPROVED LAND.

USE: The specific purpose for which a piece of land or a building is designed, arranged, intended, occupied, maintained, or permitted by local regulations.

VARIANCE: A reasonable deviation from those zoning resolution provisions regulating the size or area of a lot or parcel of land, or the size, area, bulk or location of a building or structure when the strict application of the ordinance would result in undue hardship to the property owner. The need for a variance should not be shared generally by other properties, and a variance should not be contrary to the intended spirit and purpose of the Resolution. Variances should relate to the condition of the land, not to the circumstances of the property owner. Variances are also possible from other regulations. For example, the Licking County Planning Commission considers granting variances to the subdivision regulations in cases where: 1) There are exceptional topographical or other physical conditions peculiar to the particular parcel of land, 2) A literal interpretation of the regulations would deprive the owner of rights enjoyed by other property owners, 3) The peculiar conditions that necessitate the variance were not the result of previous actions of the land owner, and 4) The requested variance is the minimum variance that will allow a reasonable division and/or use of land.

WATERSHED: An area in which all surface water drains to a common stream, river or other body of water.

WETLANDS: Those areas that are inundated or saturated by surface water or groundwater at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted to life in saturated soil conditions. Wetlands generally include swamps, marshes, bogs, fens, potholes, playa lakes, vernal pools, and similar areas.

WOODLANDS: Woodlands generally consist of hard and soft deciduous trees but can also include some conifers.

YARDS: The open space on a building lot situated between the front, rear, or side wall of a building and the nearest lot line, unoccupied except for projections and the specific minor uses specified as accessory uses in the Resolution.

ZERO LOT LINE: A development technique in which the setback requirements for one or more sides of the lot are omitted so that buildings are allowed to abut property lines. This design technique creates more usable space on individual lots.

ZONING: The legislative process by which a local government classifies land within the community into areas and districts referred to as zones. Zoning regulates building and structure dimensions, design, placement, and use. Requirements vary from district to district, but they must be uniform within districts.

ZONING APPEAL: An appeal from any order, requirement, decision or determination made by an administrative officer in the administration or enforcement of a zoning resolution.

ZONING BONUSES: Sometimes referred to as incentive zoning. Bonuses may be offered to developers in exchange for specific amenities (such as providing additional open space) which are part of the development proposal. Bonuses often take the form of higher permitted densities and/or reductions in lot size provisions. Bonuses are commonly associated with cluster housing and planned unit developments.

ZONING DISTRICT: A land area in which the zoning regulations are uniform.

ZONING MAP: A map showing the location of zoning districts within a county, municipality, or township that, along with the zoning text, comprises the zoning resolution.

ZONING PERMIT: A permit issued by the zoning administrator indicating that the submitted plans comply with the zoning resolution and that the use or structure proposed is allowed by the ordinance or has been allowed by the granting of a variance by the board of zoning appeals.

ZONING TEXT: The text of the zoning regulations containing the terms and conditions of zoning within the community and setting forth zoning standards, procedures and requirements. It is adopted by the local governing body after a public hearing. The zoning text, along with the zoning map, constitute the zoning ordinance or resolution.